

Referrals

6/25/19

**PUBLIC HEALTH
AND SAFETY
STANDING
COMMITTEE**

79

MAYOR'S OFFICE COORDINATORS REPORTOVERALL STATUS (please circle): ☒ **APPROVED** ☐ **DENIED** ☐ **N/A** ☐ **CANCELED**Petition #: 869 Event Name: 28th Annual Mack Alive Parade & RallyEvent Date : August 24, 2019Street Closure: Mack AvenueOrganization Name: Mack AliveStreet Address: 3746 Fischer Detroit, MI 48214

Receipt date of the COMPLETED Special Events Application:	
Date of City Clerk's Departmental Reference Communication:	
Due date for City Departments reports:	
Due date for the Coordinators Report to City Clerk:	

Event Elements (check all that apply):

- ☐ Walkathon ☐ Carnival/Circus ☐ Concert/Performance ☐ Run/Marathon
☐ Bike Race ☐ Religious Ceremony ☐ Political Ceremony ☐ Festival
☐ Filming ☒ Parade ☐ Sports/Recreation ☒ Rally/Demonstration
☐ Fireworks ☐ Convention/Conference ☐ Other: _____
☐ **24-Hour Liquor License**

Petition Communications (include date/time)

28th Annual Mack Alive Parade & Rally starting/ending at Mack & St. Jean from 10:00am - 4:00pm.

**** ALL permits and license requirements must be fulfilled for an approval status ****

Date	Department	N/A	APPROVED	DENIED	Additional Comments
	DPD	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	DPD Assisted Event
	DFD/ EMS	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	No Permits Required
	DPW	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	DPD Assisted Event; No ROW Permit Required
	Health Dept.	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	No Permits Required

Date	Department	N/A	APPROVED	DENIED	Additional Comments
	TED	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	No Barricades Required
	Recreation	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	No Jurisdiction
	Bldg & Safety	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	No Permits Required
	Bus. License	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	No Permits Required
	Mayor's Office	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	All Necessary permits must be obtained prior to event. If permits are not obtained, departments can enforce closure of event.
	Municipal Parking	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	No Jurisdiction
	DDOT	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Low Impact on Buses

MAYOR'S OFFICE

Signature: B. Kushier

Date: 6-20-2019

DEPARTMENTAL REFERENCE COMMUNICATION

Tuesday, May 14, 2019

To: The Department or Commission Listed Below

From: Janice M. Winfrey, Detroit City Clerk

The following petition is herewith referred to you for report and recommendation to the City Council.

In accordance with that body's directive, kindly return the same with your report in duplicate within four (4) weeks.

MAYOR'S OFFICE DPW - CITY ENGINEERING DIVISION
POLICE DEPARTMENT FIRE DEPARTMENT
BUSINESS LICENSE CENTER BUILDINGS SAFETY ENGINEERING
TRANSPORTATION DEPARTMENT MUNICIPAL PARKING DEPARTMENT

869 *Mack Alive, request to hold "28th Annual Mack Alive Parade & Rally" at Mack/St. Jean & 7200 Mack on 8/24/19 at 10AM - 4PM, Set-up on 8/24/19 from 6AM - 10AM, Tear down following event, Street closure on Mack Ave. from St. Jean to E Grand Blvd.*

City of Detroit Special Events Application

Successful events are the result of advance planning, effective communication and teamwork. The City of Detroit will be strictly adhering to the Special Events Guidelines; please print them out for reference. Petitioners are required to complete the information below so that the City of Detroit may gain a thorough understanding of the scope and needs of the event. This form must be completed and returned to the Special Events and Film Handling Office at least **60 days** prior to the first date of the event. If submitted later than 60 days prior, application is subject to denial. Please type or print clearly and attach additional sheets and maps as needed.

Section 1- GENERAL EVENT INFORMATION

Event Name: 28th Annual Mack Alive Parade & Rally

Event Location: Mack/St Jean & 7200 Mack

Is this going to be an annual event? ☒ Yes ☐ No

Section 2- ORGANIZATION/APPLICANT INFORMATION

Organization Name: Mack Alive

Organization Mailing Address: 3746 Fischer Detroit, MI 48214

Business Phone: 313-824-3900

Business Website: mackisalive.org

Applicant Name: Kim Ali

Business Phone: 313-824-3900

Cell Phone: 313-610-6314

Email: keepmackalive@yahoo.com

Event On-Site Contact Person:

Name: Kim Ali

Business Phone: 313-824-3900

Cell Phone: 313-610-6314

Email: kimregainsali@yahoo.com

Event Elements (check all that apply)

- | | | |
|--|--|---|
| <input type="checkbox"/> Walkathon | <input type="checkbox"/> Carnival/Circus | <input type="checkbox"/> Concert/Performance |
| <input type="checkbox"/> Run/Marathon | <input type="checkbox"/> Bike Race | <input type="checkbox"/> Religious Ceremony |
| <input type="checkbox"/> Political Event | <input type="checkbox"/> Festival | <input type="checkbox"/> Filming |
| <input checked="" type="checkbox"/> Parade | <input type="checkbox"/> Sports/Recreation | <input checked="" type="checkbox"/> Rally/Demonstration |
| <input type="checkbox"/> Convention/Conference | <input type="checkbox"/> Fireworks | <input type="checkbox"/> Other: _____ |

Projected Number of Attendees: 1000

Please provide a brief description of your event:

This event will begin with a parade starting at Mack and St. Jean and processing down Mack to Genesis Lutheran Church at Mack and E. Grand Blvd. where the rally will be held.

What are the projected set-up, event and tear down dates and times (must be completed)?

Begin Set-up Date 08/24/2019 Time: 6:00a.m. Complete Set-up Date: 08/24/2019 Time: 10:00a.m.

Event Start Date: 08/24/2019 Time: 10:00a.m. Event End Date: 08/24/2019 Time: 4:00p.m.

Begin Tearing Down Date: 08/24/2019 Complete Tear Down Date: 08/24/2019

Event Times (If more than one day, give times for each day):
only for 1 day

Section 3- LOCATION/SITE INFORMATION

Location of Event: Mack Ave.

Facilities to be used (Check) Street ☒ Sidewalk ☐ Park ☐ City ☐
Facility

Please attach a copy of Port-a-John, Sanitation, and Emergency Medical Agreements as well as a site plan which illustrates the anticipated layout of your event including the following:

- | | |
|-----------------------------------|--|
| -Public entrance and exit | -Location of First Aid |
| -Location of merchandising booths | -Location of fire lane |
| -Location of food booths | -Proposed route for walk/run |
| -Location of garbage receptacles | -Location of tents and canopies |
| -Location of beverage booths | -Sketch of street closure |
| -Location of sound stages | -Location of bleachers |
| -Location of hand washing sinks | -Location of press area |
| -Location of portable restrooms | -Sketch of proposed light pole banners |

You will be prompted to upload these attachments upon submitting this form

Section 4- ENTERTAINMENT

Describe the entertainment for this year's event:

D.j., live bands, various singing groups

Will a sound system be used? ☒ Yes ☐ No

If yes, what type of sound system?

Describe specific power needs for entertainment and/or music:

Generator

How many generators will be used? 1

How will the generators be fueled?
gas

Name of vendor providing generators:

Contact Person: The D.j. brings his own generator

Address:

Phone:

City/State/Zip

Section 5- SALES INFORMATION

Will there be advanced ticket sales? ☐ Yes ☒ No

If yes, please describe:

Will there be on-site ticket sales? ☐ Yes ☒ No

If yes, list price(s):

Will there be vending or sales? ☒ Yes ☐ No

If yes, check all that apply:

☐ Food ☒ Merchandise ☐ Non-Alcoholic Beverages ☐ Alcoholic Beverages

Indicate type of items to be sold:

jewelry & clothing

Section 6- PUBLIC SAFETY & PARKING INFORMATION

Name of Private Security Company: None

Contact Person:

Address:

Phone:

City/State/Zip:

Number of Private Security Personnel Hired Per Shift:

Are the private security personnel (check all that apply):

☐ Licensed

☐ Armed

☐ Bonded

How will you advise attendees of parking options?

There will be parking along the street

Section 7- COMMUNICATION & COMMUNITY IMPACT INFORMATION

How will your event impact the surrounding community (i.e. pedestrian traffic, sound carryover, safety)?
pedestrian, traffic & bus route

Have local neighborhood groups/businesses approved your event?

☒ Yes ☐ No

Indicate what steps you have or will take to notify them of your event:
flyers will be distributed

Section 8- EVENT SET-UP

Complete the appropriate categories that apply to the event **Structure**

	How Many?	Size/Height
Booth	0	
Tents (enclosed on 3 sides)	0	
Canopy (open on all sides)	5	20 x 30
Staging/Scaffolding	1	4 x 8 x 16
Bleachers	0	

Section 9- COMPLETE ALL THAT APPLY

Emergency medical services?

Contact Person: None

Address:

City/State/Zip:

Name of company providing port-a-johns: Sotty Potties

Contact Person: Scotty Potties

Address: P.O. Box 530845

Phone: 734-421-1400

City/State/Zip: Livonia, MI 48153

Name of private catering company: D.T. Catering

Contact Person: Daisy Tinsley

Address: 2244 Pennsylvania

Phone: 313-461-3330

City/State/Zip: Detroit, MI 48214

SPECIAL USE REQUESTS

List any streets or possible streets you are requesting to be closed. Include the day, date, and time of requested closing and reopening. Neighborhood Signatures must be submitted with application for approval. **Barricades are not available from the City of Detroit.**

Attach a map or sketch of the proposed area for closure.

STREET NAME: Mack Ave.

FROM: St. Jean **TO:** E. Grand Blvd.

CLOSURE DATES: 08/24/2019 **BEG TIME:** 10a.m. **END TIME:**

REOPEN DATE: 08/24/2019 **TIME:**

STREET NAME: _____

FROM: _____ **TO:** _____

CLOSURE DATES: _____ **BEG TIME:** _____ **END TIME:**

REOPEN DATE: _____ **TIME:**

STREET NAME: _____

FROM: _____ **TO:** _____

CLOSURE DATES: _____ **BEG TIME:** _____ **END TIME:**

REOPEN DATE: _____ **TIME:**

STREET NAME: _____

FROM: _____ **TO:** _____

CLOSURE DATES: _____ **BEG TIME:** _____ **END TIME:**

REOPEN DATE: _____ **TIME:**

STREET NAME: _____

FROM: _____ **TO:** _____

CLOSURE DATES: _____ **BEG TIME:** _____ **END TIME:**


REOPEN DATE: _____ **TIME:**

PLEASE ADD IMPORTANT INFORMATION BELOW AND ATTACH A COPY OF THE FOLLOWING:

- 1) CERTIFICATE OF INSURANCE**
- 2) EMERGENCY MEDICAL AGREEMENT**
- 3) SANITATION AGREEMENT**
- 4) PORT-A-JOHN AGREEMENT**
- 5) COMMUNITY COMMUNICATION**

AUTHORIZATION & AFFIDAVIT OF APPLICANT

I certify that the information contained in the foregoing application is true and correct to the best of my knowledge and belief that I have read, understood and agreed to abide by the rules and regulations governing the proposed Special Event, and I understand that this application is made subject to the rules and regulations established by the Mayor or the Mayor's designee. Applicant agrees to comply with all other requirements of the City, County, State, and Federal Government and any other applicable entity, which may pertain to Special Events. I further agree to abide by these rules, and further certify that I, on behalf of the Event agree to be financially responsible for any costs and fees that may be incurred by or on behalf of the Event, to the City of Detroit.


Key: a33f8a16b2b09d7d1c7a7b9412330790

04/24/2019

Signature of Applicant

Date

NOTE: Completion of this form does not constitute approval of your event. Pending review by the Special Events Management Team, you will be notified of any requirements, fees, and/or restrictions pertaining to your event.

HOLD HARMLESS AND INDEMNIFICATION

The Applicant agrees to indemnify and hold the City of Detroit (which includes its agencies, officers, elected officials, appointed officials and employees) harmless from and against injury, loss, damage or liability (or any claims in respect of the foregoing including claims for personal injury and death, damage to property, and reasonable outside attorney's fees) arising from activities associated with this permit, except to the extent attributable to the gross negligence or intentional act or omission of the City.

Applicant affirms that Applicant has read and understands the Hold Harmless and Indemnification provision and agrees to the terms expressed therein.

Event Name: 28th Annual Mack Alive Parade & Rally Event
Date: 08/24/2019

Event Organizer:
Kim Ali


Key: a33f8a16b2b09d7d1c7a7b9412330790
Applicant Signature: _____
Date: 04/24/2019

2019-05-14

869

869 *Petition of Mack Alive, request to hold "28th Annual Mack Alive Parade & Rally" at Mack/St. Jean & 7200 Mack on 8/24/19 at 10AM - 4PM, Set-up on 8/24/19 from 6AM - 10AM, Tear down following event, Street closure on Mack Ave. from St. Jean to E Grand Blvd.*

REFERRED TO THE FOLLOWING DEPARTMENT(S)

- MAYOR'S OFFICE DPW - CITY ENGINEERING DIVISION
- POLICE DEPARTMENT FIRE DEPARTMENT
- BUSINESS LICENSE CENTER BUILDINGS SAFETY ENGINEERING
- TRANSPORTATION DEPARTMENT MUNICIPAL

**OFFICE OF CONTRACTING
AND PROCUREMENT**

June 21, 2019

HONORABLE CITY COUNCIL:

The Purchasing Division of the Finance Department recommends a Contract with the following firm(s) or person(s):

6002066 100% Major Street Bond Fund – To Provide Construction Services for the Riopelle Streetscape Project. – Contractor: Major Cement Co – Location: 15347 Dale, Detroit, MI 48223 – Contract Period: Upon City Council Approval through July 1, 2021 – Total Contract Amount: \$ 1,541,614.50.
DEPARTMENT OF PUBLIC WORKS

Respectfully submitted,

Boysie Jackson, Chief Procurement Officer
Office of Contracting and Procurement

BY COUNCIL MEMBER **BENSON**

RESOLVED, that Contract No. 6002066 referred to in the foregoing communication dated June 21, 2019, be hereby and is approved.

**OFFICE OF CONTRACTING
AND PROCUREMENT**

June 21, 2019

HONORABLE CITY COUNCIL:

The Purchasing Division of the Finance Department recommends a Contract with the following firm(s) or person(s):

6002065 100% Major Street Bond Fund – To Provide Construction Services for the Bagley Streetscape Project. – Contractor: Major Cement Co – Location: 15347 Dale, Detroit, MI 48223 – Contract Period: Upon City Council Approval through July 1, 2021 – Total Contract Amount: \$ 2,348,246.41.
DEPARTMENT OF PUBLIC WORKS

Respectfully submitted,

Boysie Jackson, Chief Procurement Officer
Office of Contracting and Procurement

BY COUNCIL MEMBER BENSON

RESOLVED, that Contract No. 6002065 referred to in the foregoing communication dated June 21, 2019, be hereby and is approved.

**OFFICE OF CONTRACTING
AND PROCUREMENT**

June 21, 2019

HONORABLE CITY COUNCIL:

The Purchasing Division of the Finance Department recommends a Contract with the following firm(s) or person(s):

2918966 100% Federal Funding – AMEND 3 – To Provide Consulting Services for the Livernois/McNichols Revitalization Project. – Contractor: Spackman Mossop Michaels – Location: 1824 Sophie Wright Pl., New Orleans, LA, 70130 – Contract Period: Upon City Council Approval through December 31, 2020 – Contract Increase: \$172,500.00 – Total Contract Amount: \$1,079,720.90. **DEPARTMENT OF PUBLIC WORKS**

Respectfully submitted,

Boysie Jackson, Chief Procurement Officer
Office of Contracting and Procurement

BY COUNCIL MEMBER **BENSON**

RESOLVED, that Contract No. 2918966 referred to in the foregoing communication dated June 21, 2019, be hereby and is approved.

**OFFICE OF CONTRACTING
AND PROCUREMENT**

June 21, 2019

HONORABLE CITY COUNCIL:

The Purchasing Division of the Finance Department recommends a Contract with the following firm(s) or person(s):

6002071 100% City Funding – To Provide Automotive Lift Inspections, Preventive Maintenance, Repairs and Parts for Hoists for the Department of Transportation for Four (4) Years with No Renewal Options – Contractor: Allied Inc. – Location: 240 Metty Dr., Suite D, Ann Arbor, MI 48103 – Contract Period: July 1, 2019 through June 30, 2023 – Total Contract Amount: \$244,838.80. **DEPARTMENT OF TRANSPORTATION**

Respectfully submitted,

Boysie Jackson, Chief Procurement Officer
Office of Contracting and Procurement

BY COUNCIL MEMBER **BENSON**

RESOLVED, that Contract No. 6002071 referred to in the foregoing communication dated June 21, 2019, be hereby and is approved.



CITY OF DETROIT
LAW DEPARTMENT

COLEMAN A. YOUNG MUNICIPAL CENTER
2 WOODWARD AVENUE, SUITE 500
DETROIT, MICHIGAN 48226-3437
PHONE 313•224•4550
FAX 313•224•5505
WWW.DETROITMI.GOV

84

June 21, 2019

Detroit City Council
1340 Coleman A. Young Municipal Center
Detroit, Michigan 48226

Re: Amendment To Chapter 9, *Buildings and Building Regulations*, Article I, *Detroit Property Maintenance Code*, Division 3, *Requirements for Rental Property*, by adding Subdivision C., *Short Term Rentals*, to include Sections 9-1-100.1 through 9-1-100.15

Honorable City Council:

The Law Department has prepared an ordinance proposed by Council Member Janeé Ayers, which addresses short term rental activity within the City of Detroit. This local law will be amending Chapter 9 of the 1984 Detroit City Code, *Buildings and Building Regulations*, Article I, *Detroit Property Maintenance Code*, Division 3, *Requirements for Rental Property*, by adding Subdivision C., *Short Term Rentals*, to include Sections 9-1-100.1 through 9-1-100.15, to define terms; to create a registration process; to require submission of an affidavit and an application fee; to set criteria for the application and renewal process; to establish general provisions for operations of short term rentals; to establish requirements for short term rental platforms; to set forth an appeals process and to provide for violations for failure to comply with the requirements set forth in this ordinance. A copy of the ordinance, which has been approved as to form, is attached for your consideration.

I look forward to discussing this important legislation with this Honorable Body.

Respectfully Submitted,

Mary Parisien

Mary Parisien
Assistant Corporation Counsel
City of Detroit Law Department
Municipal Section

S U M M A R Y

AN ORDINANCE to amend Chapter 9 of the 1984 Detroit City Code, *Buildings and Building Regulations*, Article I, *Detroit Property Maintenance Code*, Division 3, *Requirements for Rental Property*, by adding Subdivision C., *Short Term Rentals*, to include Sections 9-1-100.1 through 9-1-100.15, to define terms; to create a registration process; to require submission of an affidavit and an application fee; to set criteria for the application process; to establish general provisions for operations of short term rentals; to establish requirements for short term rental platforms; to provide for enforcement for failure to comply with the requirements set forth in this ordinance, and to provide an appeal process.

1 **BY COUNCILMEMBER _____:**

2 **AN ORDINANCE** to amend Chapter 9 of the 1984 Detroit City Code, *Buildings and*
3 *Building Regulations*, Article I, *Detroit Property Maintenance Code*, Division 3, *Requirements*
4 *for Rental Property*, by adding Subdivision C., *Short Term Rentals*, to include Sections 9-1-100.1
5 through 9-1-100.15, to define terms; to create a registration process; to require submission of an
6 affidavit and an application fee; to set criteria for the application process; to establish general
7 provisions for operations of short term rentals; to establish requirements for short term rental
8 platforms; to provide for enforcement for failure to comply with the requirements set forth in this
9 ordinance, and to provide an appeal process.

10 **IT IS HEREBY ORDAINED BY THE PEOPLE OF THE CITY OF DETROIT THAT:**

11 **Section 1.** Chapter 9 of the 1984 Detroit City Code, *Buildings and Building Regulations*;
12 Article I, *Detroit Property Maintenance Code*, Division 3, *Requirements for Rental Property*,
13 Subdivision C, *Short Term Rentals*, by adding Sections 9-1-100.1 through 9-1-100.15, to read as
14 follows:

15 **CHAPTER 9. BUILDINGS AND BUILDING REGULATIONS**

16 **ARTICLE I. DETROIT PROPERTY MAINTENANCE CODE**

17 **DIVISION 3. REQUIREMENTS FOR RENTAL PROPERTY**

18 **Subdivision C. Short Term Rentals**

19 **Sec. 9-1-100.1 Purpose.**

20 To protect the public peace, health, safety and welfare by establishing a procedure for the
21 short term rental of private residences of City residents; to preserve the residential character of
22 residential districts; to preserve the value of property in residential districts; and preserve the peace,
23 good order, comfort, and welfare of the inhabitants of and visitors to the City.

1 **Sec. 9-1-100.2. Definitions.**

2 For the purposes of this article, the following words and phrases shall have the meanings
3 respectively ascribed to them by this Section:

4 Apartment means a one-family living space having one or more rooms located within a
5 building, and containing a kitchen equipped with a sink and a bathroom equipped with a bathtub
6 or shower, a lavatory, and a toilet or water closet as set forth in Section 9-1-3 of this Code.

7 Applicant means a person who owns and has lawful possession of a property that is
8 applying for a short term rental registration.

9 Bedroom means a room that complies with the requirements set forth in Section 9-1-404
10 of this Code.

11 Blight violation means any unlawful act, or any omission or failure to act, which is
12 designated by this Code as a blight violation pursuant to Section 4l(2) of the Michigan Home Rule
13 City Act, being MCL 117.4l(2).

14 Calendar days means every day shown on the calendar including Saturdays, Sundays, and
15 State and Federal holidays.

16 Compensation means money or other consideration given in return for occupancy,
17 possession or use of the residence.

18 Department means the City of Detroit Buildings, Safety Engineering, and Environmental
19 Department.

20 Dwelling unit means a single unit providing complete, independent living facilities
21 occupied, or intended to be occupied, in whole or in part by one or more persons, including
22 permanent space and provisions for living, cooking, eating, sanitation, and sleeping as set forth in
23 Section 9-1-3 of this Code.

Guest means any person who exercises use of the residence for lodging, or accommodations in a short term rental by compensation or any consideration.

Host means a person that facilitates the booking of a short term rental property and for purposes of this Subdivision is the person who owns the property and has legal possession of the property. A host must be an individual and may not be a business entity, property management company or organization.

Hosting platform means an entity that facilitates short term rentals through advertising, or any other means and from which the platform derives revenues, including, but not limited to booking fees from providing or maintaining the marketplace.

Linear measurement means measurement between two short term rentals, measured along the centerline of the roadway abutting the lots on which the short term rentals are located, at points perpendicular to the outermost portions of the short term rentals closest to each other. This spacing requirement applies regardless of the side of the roadway on which the short term rental is located.

Local contact person means the owner or a person designated by the owner, who is available 24 hours per day, seven days per week for the purpose of:

(1) Being able to physically respond, as necessary, within 45 minutes of notification of a complaint regarding the condition, operation, or conduct of occupants of the short term rental property; and

(2) Taking remedial action necessary to resolve any such complaints.

Owner means the person that holds legal or equitable title to the property used as a short term rental and resides on the premises at least nine months of the calendar year. An owner must be an individual and may not be a business entity, property management company or organization.

1 Radial measurement means the measurement between two properties, measured as the
2 shortest straight line connecting such properties, drawn irrespective of intervening property lines,
3 rights-of-way, or natural or built environment.

4 Rent or Rental means to permit, provide for, or offer possession or occupancy of a
5 residential property to a guest for compensation or any consideration.

6 Rooming Unit means a room rented as sleeping and living quarters, but without cooking
7 facilities and with or without an individual bathroom. In a suite of rooms without cooking facilities,
8 each room which provides sleeping accommodations shall be counted as one rooming unit for
9 purposes of this Subdivision.

10 Short Term Rental means any rental of a dwelling unit, or rooming unit in exchange for
11 compensation or other consideration, as residential accommodations for at least one night, but no
12 more than 90 cumulative days of the year.

13 **Sec. 9-1-100.3. Residency requirement.**

14 Any property used as a short term rental located in the City must be the owner's principal
15 residence.

16 **Sec. 9-1 – 100.4. Registration required.**

17 (a) Any dwelling unit or rooming unit used as a short term rental shall be registered
18 with the Department. Use of any unregistered property as a short term rental is prohibited.

19 (b) A complete registration application must be submitted to the Department beginning
20 January 15th through January 31st.

21 (c) Registration of a property to be used as a short term rental shall be made by the
22 owner of the property, on an application provided by the Department, and shall include the
23 following:

1 (1) Name, address, telephone number and email address of the host for the property.

2 (2) Proof of Ownership and Residency.

3 a. Ownership shall be established by the recorded deed or land contract for the
4 property.

5 b. Residency shall be established by at least two of the following documents,
6 which must list the host's name and address of the short term rental property
7 on the document:

8 1. The host's motor vehicle registration;

9 2. A valid driver's license or state identification card;

10 3. Current property tax documents;

11 4. Utility bill;

12 5. Voter registration card; or

13 6. W-2 mailing.

14 (3) Total number of bedrooms in the dwelling unit to be available for rent.

15 (4) Total number of parking spaces provided for the dwelling unit or rooming unit. If
16 the applicant lives in an area that requires a permit or pass for parking, they must
17 indicate how many permits or passes are available for guests and visitors.

18 (5) Maximum number of guests that each dwelling or rooming unit can accommodate.

19 (6) Name and telephone number of the 24-hour local contact person for the property.

20 (d) A short term rental property registration shall not be transferred and is valid only at
21 the short term rental property address registered with the City.

22 (e) A short term rental property shall not be located on a lot that is within 1000 feet,
23 measured linearly, of a lot on which another short term rental property is located, unless permission

1 is given by the Department. The Department is authorized to permit short term rental properties
2 within 1000 linear feet of one another, however the Department may not extend its discretion more
3 than 10% of the 1000 linear foot requirement, and all other criteria listed in this Subdivision must
4 be met by the applicant.

5 **Sec. 9-1-100.5. Submittal of affidavit.**

6 In addition to the requirements contained in Section 9-1-100.4 of this subdivision, the host
7 shall submit an affidavit, on a form provided by the Department, certifying the following:

- 8 (1) That the property used as a short term rental is the host's principal residence;
- 9 (2) That the host is an individual and not a business entity, property management
10 company or an organization;
- 11 (3) That a working smoke alarm is installed in each bedroom;
- 12 (4) That a working carbon monoxide detector is installed in every dwelling unit;
- 13 (5) That a working fire extinguisher is installed on each floor;
- 14 (6) That the host will inspect the devices identified in Subsections (2) (3) and (4) of
15 this section at least every 90 days to ensure they are unexpired and in proper
16 working order;
- 17 (7) That the host has obtained and provided a copy of liability insurance to cover the
18 short term rental use;
- 19 (8) That the property is not currently in violation of this Code or any state or federal
20 housing laws and is in habitable condition;
- 21 (9) That host is not in arrears or in default to the City, including any unpaid, outstanding
22 and/or delinquent property tax, income tax, special assessments and/or blight fines;

1 (10) That the host will make the dwelling unit or rooming unit available to the City for
2 inspection upon request from the Department;

3 a. Inspections may be conducted if there have been complaints regarding the
4 property; or if the Department has a reasonable basis to request an
5 inspection.

6 b. If the host refuses to allow inspections by the City, the host's short term
7 rental property may be removed from the City's registration list.

8 c. If a short term rental property is removed from the City's registration list,
9 the Department shall provide written notice to the host thirty days prior to
10 removal.

11 (11) That, if the registration is approved and issued, the host shall file a written
12 acknowledgement and agreement that the host will assume all risk and indemnity,
13 defend and hold the City harmless concerning the City's approval of the
14 registration, the operation and maintenance of the short term rental property, and
15 any other matter relating to the offering or use of the short term rental property;
16 and,

17 (12) Such other information as the City deems appropriate.

18 **Sec. 9-1-100.6. Fee.**

19 (a) A non-refundable \$250.00 fee shall be required for the initial registration of a short
20 term rental property under this Subdivision.

21 (b) A non-refundable \$125.00 fee shall be charged to each applicant renewing
22 registration of the short term rental property.

1 (c) Registration for a short term rental is valid for one year beginning February 1st of
2 each year and expiring January 31st. Upon the expiration of a registered property, each applicant
3 shall pay the annual fee to renew the registration.

4 (d) The short term rental registration of the property shall be terminated upon the
5 transfer or conveyance of the property.

6 (e) The fee shall be published on the City's website.

7 **Sec. 9-1-100.7. Renewal of an application.**

8 (a) A short-term rental registration must be renewed every year in accordance with this
9 Subdivision.

10 (b) Complete applications include the application, affidavit and application fee, and
11 must be submitted beginning January 15th through January 31st to the Department.

12 (c) A host must cancel or deactivate any online listings for the short term rental
13 property effective the day the registration expires. Honoring any pending reservations, and
14 advertising the property as a short term rental without a registration is a violation of this
15 Subdivision.

16 (d) Upon approval of a renewal application, a host shall be required to provide the local
17 contact person's information to neighbors within 300 radial feet of the short term rental property
18 and submit an affidavit in accordance with this Section 9-1-100.9(g)(1) and (2), to the City
19 indicating they have done so.

20 **Sec. 9-1-100.8. Approval of application.**

21 (a) Subject to the limitations in Section 9-1-100.4, the Department shall approve an
22 application for registration of a short term rental property if the applicant has completed the
23 following requirements:

1 (1) Submitted a timely and complete application and affidavit;

2 (2) Paid the registration fee; and,

3 (3) Made improvements to the residence consistent with the application, and is
4 prepared to operate the residence as a short term rental in compliance with this
5 Code.

6 (b) The Department shall have the discretion to deny any application that does not meet
7 the requirements of this Subdivision or any other applicable law, rule or regulation, or an
8 application that contains any false or incomplete information.

9 (c) An annual registration shall be filed with the City and, if approved, the Department
10 will place the address on an online registry made available to the public and a Certificate of
11 Registration shall be provided to the applicant by the Department.

12 (d) The Department shall provide a list of the short term rental properties registered
13 with the City to the Detroit Police Department.

14 **Sec. 9-1-100.9. General requirements of a short term rental.**

15 (a) The requirements of this Subdivision shall apply to all residential properties in the
16 City, but shall not apply to principal transient accommodations listed in Chapter 44, *Public*
17 *Accommodations*, of this Code.

18 (b) A host may not rent all or a portion of the short term rental property to more than
19 one group of guests, under more than one reservation, at a given time.

20 (c) All lodging is to be exclusively within the dwelling unit and not in a recreational
21 vehicle, camper, garage apartment, or tent.

22 (d) A short term rental property may not be used by more than ten people at one time,
23 unless a stricter limit applies pursuant to state or local laws.

1 (e) The host shall not rent the unit for more than 90 cumulative days of the calendar
2 year.

3 (f) The host shall provide to all guests in an electronic form, and post in a conspicuous
4 place in the short term rental property, the Certificate of Registration provided by the City for that
5 short term rental property.

6 (g) Within thirty days of approval of the application, the host shall:

7 (1) Using a form provided by the City, notify neighboring dwelling units within 300
8 radial feet of the short term rental property that the property is registered as a short
9 term rental with the City and provide the neighbor with the local contact person's
10 telephone number; for multi-family dwelling units used as a short term rental, the
11 local contact person's information shall be given to the property manager; and,

12 (2) Submit the form to the Department and confirm by affidavit that such notification
13 has been provided.

14 (h) Utilization of property as a short term rental shall not adversely affect the
15 development, character, and enjoyment of the surrounding property.

16 (i) The host or guest occupying the property shall provide an unexpired Certificate of
17 Registration upon request of any inquiring neighborhood police officer or City agent and shall
18 respond to reasonable inquiries by the neighborhood police officer, or City agent, regarding the
19 lawful use of the short term rental property.

20 **Sec. 9-1-100.10. Guest regulations.**

21 (a) The use of a short term rental property shall not generate noise, vibration, glare,
22 odors, or other effects that unreasonably interfere with any person's enjoyment of his or her
23 residence.

(b) Guests of guests shall be allowed only between the hours of 8:00 a.m. and 12:00 a.m.

(c) Guests shall be notified by the host, that excessive noise is prohibited as specified under Chapter 36 of this Code and such violators shall be subject to fines and penalties as set forth in Section 9-1-100.14 of this subdivision.

Sec. 9-1-100.11. Local contacts.

(a) A short term rental property host must identify an individual or individuals to serve as a local contact and respond to emergency situations, if the host is not on the premises.

(b) A local contact person designated under Subsection (a) of this section must be physically available to respond within 45 minutes after being notified of an emergency by a guest of the short term rental property, by a City of Detroit employee, or by an individual entitled to notice of the contact information.

(c) If there is a change related to a local contact person, the host of the short term rental must provide updated or new information to the Department and neighbors within 300 radial feet of the short term rental property, in writing within three business days.

(d) The host shall provide guests the local contact information, including a phone number of the local contact with responsibility to take action to resolve any complaints regarding the condition, operation or maintenance of the short term rental property.

Sec. 9-1-100.12. Hosting platform requirements.

(a) A hosting platform shall actively prevent, remove, and cancel any illegal listings and bookings of short term rentals including:

(1) Where a listing has been offered without a City of Detroit Certificate of Registration;

1 (2) By a host who has more than one listing in the City, or

2 (3) For a short term rental that exceeds 90 cumulative days in a calendar year.

3 (b) A hosting platform shall provide to the Department, within 45 days of the effective
4 date of this ordinance, contact information for an employee or representative that will respond to
5 requests for information or verification of violations of this Subdivision. Hosting platforms
6 established after the effective date of this ordinance shall provide this information prior to
7 facilitating short term rentals in the City.

8 (c) In cases where listings appear on hosting platforms that are not in compliance with
9 this ordinance, the hosting platform shall work with the Department to investigate and resolve any
10 violations. This includes contacting the alleged violator, forwarding a notice of alleged violations,
11 and instructing them to apply for a short term rental registration with the City. If no response is
12 obtained within 14 business days, or the short term rental registration has not been applied for
13 within 30 days of the notice, the listing shall be removed from the hosting platform.

14 (d) Provide a report to the Department on a monthly basis in an electronic format,
15 stating:

16 (1) The addresses of the homes registered, authorized, facilitated or advertised by the
17 hosting platform;

18 (2) The total number of days that the residential unit was occupied during the period;
19 and,

20 (3) The amount of total compensation for each stay.

21 (e) If the hosting platform does not have the technical capability to collect such
22 information, it shall provide written documentation to the City within 75 days of adoption of this

1 ordinance that it will provide an alternative method of compliance with the reporting requirements
2 of this Section.

3 **Sec. 9-1-100.13. Vested rights.**

4 Except in instances where constitutional principles or binding state or federal laws
5 otherwise provide, the provisions of this Subdivision and any ordinances or other measures
6 concerning short term rentals are not a grant of vested rights to continue as a short term rental
7 property indefinitely. Any short term rental property use and registration are subject to provisions
8 of this Subdivision and other ordinances, resolutions, or other City measures concerning short term
9 rental properties that may be enacted or adopted at a later date, even though such ordinances,
10 resolutions, or other City measures may change the terms, conditions, allowance, or duration for
11 short term rental property use, including but not limited to those that may terminate some or all
12 short term rental property uses in the City.

13 **Sec. 9-1-100.14. Violations; removal from the City's short term rental registry and**
14 **reapplication.**

15 (a) In accordance with Section 4l(3) of the *Michigan Home Rule City Act*, being MCL
16 117.41(4) and Sections 1-1-9(c) and 8.5-2-1, of the 1984 Detroit City Code, a violation of this
17 Subdivision is deemed to be a blight violation.

18 (b) Any person, including, but not limited to: hosts, guests, owners, or hosting
19 platforms, violating any section of this Subdivision may be issued a blight violation notice pursuant
20 to Chapter 8.5 of the 1984 Detroit City Code for each day that the violation continues.

21 (c) A host may be removed from the City's short term rental registry in the event that:

22 (1) An applicant provided false information on the application;

1 (2) The short term rental property is operated as a nuisance, with excessive noise, trash
2 or traffic;

3 (3) The continuation of the short term rental property presents a threat to public health
4 or safety;

5 (4) The host violates regulations of this Code; or,

6 (5) The host is found responsible for more than three blight violations for the short term
7 rental property in a calendar year.

8 (d) If a short term rental property has been removed from the City's registry, the
9 Department shall not approve a new application submitted from the same host for the same
10 property for six months following the removal. After the six months has expired, the host may
11 apply for the short term rental property registration again.

12 **Sec. 9-1-100.15. Procedures for denial or removal of a short term rental registration.**

13 (a) The Department shall deny an application for a short term rental, including the
14 renewal of an existing registration, by mailing a written notice to the applicant that states the basis
15 for the denial. Any applicant aggrieved by the denial of a short term rental registration shall be
16 entitled to a hearing before the Director of the Department or a designated hearing officer. A
17 request for a hearing on the registration denial shall be in writing and addressed to the Director of
18 the Department, and must be made within 30 days of the mailing of the notice of denial to the
19 applicant. A hearing pursuant to a timely request shall be scheduled at the earliest possible date,
20 but not later than 30 days after the receipt of the request for a hearing. The applicant and the
21 appropriate City departments shall be notified of the hearing by the Department at least seven days
22 prior to the hearing. The hearing may be adjourned only by agreement of the parties or, upon cause

1 shown, by order of the Director or hearing officer. In the absence of a request for a hearing on the
2 denial of a short term rental registration, the denial shall be deemed final.

3 (b) Where the Department is presented with evidence that shows that cause exists to
4 deny or remove a short term rental registration pursuant this Subdivision, the Department shall
5 notify the host, in writing, of its intent to deny or remove the registration and the basis therefor.
6 The letter from the Department shall direct the host to show cause at a hearing before the Director
7 of the Department or a designated hearing officer, why the registration should not be denied or
8 removed. The notice shall include the date, time and place for the show cause hearing, which shall
9 be scheduled not less than seven days from the date of the mailing of the notice.

10 (c) Where the Director of the Department makes a determination that there is an
11 immediate threat to the public health or safety and welfare as a result of the continued operation
12 of a short term rental, the Director is authorized to immediately remove a registration. The host
13 shall be notified of the removal by the Department, by mail and if possible in person, with the
14 notice specifying the basis for the emergency removal of the registration. The Department shall
15 schedule a show cause hearing within seven days, provided, that upon a written request to the
16 Department, the host shall be entitled to a hearing within 48 hours of the receipt of the written
17 notice in order to ascertain whether the emergency removal of the registration shall continue.

18 (d) At a hearing pursuant to this Section, the Department shall present relevant
19 evidence in support of the denial or removal of the short term rental registration. The applicant or
20 host shall be given an opportunity at the hearing to present relevant evidence in support of the
21 issuance or continuation of the registration.

1 (e) Where the host fails to appear and show cause why the registration should not be
2 denied or removed in accordance with this Section, the registration shall be removed effective at
3 the end of the City's business day on which the show cause hearing was regularly scheduled.

4 (f) A hearing that is held pursuant to this Section shall be conducted in accordance
5 with the rules for conducting administrative hearings adopted in accordance with Section 2-111 of
6 the 2012 Detroit City Charter.

7 (g) Notice provided for in this Section shall be sent by both certified mail, return receipt
8 requested, and regular mail to the applicant or host at the address on record with the Department.

9 **Secs. 9-1-100.16 -9-1-100. 30 Reserved.**

Section 2. This ordinance is hereby declared necessary to preserve the public peace, health, safety, and welfare of the People of the City of Detroit.

Section 3. All ordinances, or parts of ordinances, that conflict with this ordinance are repealed.

Section 4. In the event this ordinance is passed by two-thirds (2/3) majority of City Council Members serving, it shall be given immediate effect and become effective upon publication in accordance with Section 4-118 of the 2012 Detroit City Charter. Where this ordinance is passed by less than a two-thirds (2/3) majority of City Council Members serving, it shall become effective on the thirtieth (30) day after enactment, or on the first business day thereafter, in accordance with Section 4-118 of the 2012 Detroit City Charter.

Approved as to form:

A handwritten signature in cursive script that reads "Lawrence T. García". The signature is written in dark ink and is positioned above a horizontal line.

Lawrence T. García
Corporation Counsel



CITY OF DETROIT
LAW DEPARTMENT

COLEMAN A. YOUNG MUNICIPAL CENTER
2 WOODWARD AVENUE, SUITE 500
DETROIT, MICHIGAN 48226-3437
PHONE 313•224•4550
FAX 313•224•5505
WWW.DETROITMI.GOV

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June 20, 2019

Detroit City Council
1340 Coleman A. Young
Municipal Center
Detroit MI 48226

**RE: Proposed Ordinance to Amend Chapter 50 of the 1984 Detroit City Code,
*Streets, Sidewalks, and Other Public Places.***

Honorable City Council:

The Law Department has prepared an amendment to Chapter 50 of the 1984 Detroit City Code at the request of the Detroit Water and Sewerage Department. The proposed ordinance amends Chapter 50 of the 1984 Detroit City Code, *Streets, Sidewalks, and Other Public Places*, Article III, *Excavations*, by amending Section 50-3-1, *Permits Required*, to clarify activities for which an excavation permit is required and to designate the Department of Public Works as the department responsible for the issuance of permits; Section 50-3-2, *Cash Deposit*, to add certification from a City of Detroit approved excavation safety coordinator as a prerequisite to the issuance of excavation permits; and to make other technical corrections to the ordinance. The objective of the ordinance is to improve excavation safety.

A copy of this ordinance, which has been approved as to form, is attached. I am available to answer any questions that you may have concerning this proposed ordinance. Thank you for your consideration.

Respectfully submitted,

Sharon Blackmon
Senior Assistant Corporation Counsel

SDB
Attachment

CITY CLERK 2019 JUN 20 PM 4:52

S U M M A R Y

An ordinance to amend Chapter 50 of the 1984 Detroit City Code, *Streets, Sidewalks, and Other Public Places*, Article III, *Excavations*, by amending Section 50-3-1, *Permit Required*, to clarify activities for which an excavation permit is required and to designate the Department of Public Works as the department responsible for issuance of permits; Section 50-3-2, *Cash Deposit*, to add certification from a City of Detroit approved excavation safety coordinator as a prerequisite to the issuance of excavation permits; and to make other technical corrections.

BY COUNCILMEMBER _____:

AN ORDINANCE to amend Chapter 50 of the 1984 Detroit City Code, *Streets, Sidewalks, and Other Public Places*, Article III, *Excavations*, by amending Section 50-3-1, *Permit Required*, to clarify activities for which an excavation permit is required and to designate the Department of Public Works as the department responsible for issuance of permits; Section 50-3-2, *Cash Deposit*, to add certification from a City of Detroit approved excavation safety coordinator as a prerequisite to the issuance of excavation permits; and to make other technical corrections.

IT IS HEREBY ORDAINED BY THE PEOPLE OF THE CITY OF DETROIT
THAT:

Section 1. Chapter 50 of the 1984 Detroit City Code, *Streets, Sidewalks, and Other Public Spaces*, Article III, *Excavations*, be amended by amending Sections 50-3-1, 50-3-2, 50-1-4 and 50-1-5 to read as follows:

CHAPTER 50. STREETS, SIDEWALKS, AND OTHER PUBLIC SPACES

ARTICLE III. EXCAVATIONS

Section 50-3-1. Permits required; defined term.

(a) No person shall dig or tear up may excavate any pavement, sidewalk or crosswalk or dig any hole, ditch, drain or sewer in any street, alley or any public square without first obtaining a permit from the Director of environmental protection and maintenance the Department of Public Works.

(b) For purposes of this article, excavate shall include moving, removing, or otherwise displacing earth, rock or other material below existing surface grade with power tools or power

1 equipment, including, but not limited to, grading, trenching, tiling, digging, drilling, boring,
2 augering, tunneling, scraping, cable or pipe plowing, pile driving; and wrecking, razing, rending,
3 moving, or removing a structure or mass of materials.

4 **Section 50-3-2. Cash deposit; certification requirements for permits.**

5 (a) A permit under this article shall only be granted in cases where the applicant ~~shall~~
6 ~~deposit~~ has deposited with the Director of environmental protection and maintenance the
7 Department of Public Works a sum sufficient to cover the estimated expense of refilling the ~~earth~~
8 soil removed and relaying the pavement.

9 (b) No permit may be issued under this article unless the permit applicant receives a
10 certification from a City approved excavation safety coordinator.

11 **Sections 50-3-7 – 50-3-10. Reserved.**

1 **Section 2.** This ordinance is hereby declared necessary to preserve the public peace,
2 health, safety, and welfare of the People of the City of Detroit.

3 **Section 3.** All ordinances, or parts of ordinances, that conflict with this ordinance are
4 repealed.

5 **Section 4.** In the event this ordinance is passed by two-thirds (2/3) majority of
6 City Council Member serving, it shall be given immediate effect and become effective upon
7 publication in accordance with Section 4-118 of the 2012 Detroit City Charter. Where this
8 ordinance is passed by less than a two-thirds (2/3) majority of City Council Members serving, it
9 shall become effective on the thirtieth (30) day after enactment, or on the first business day
10 thereafter, in accordance with Section 4-118 of the 2012 Detroit City Charter.

11 **Approved as to form:**

12 

13 Lawrence T. García
14 Corporation Counsel
15
16
17
18



CITY OF DETROIT
BUILDINGS, SAFETY ENGINEERING AND ENVIRONMENTAL DEPARTMENT

COLEMAN A. YOUNG MUNICIPAL CENTER
2 WOODWARD AVE., FOURTH FLOOR
DETROIT, MICHIGAN 48226
(313) 224-0484 • TTY: 711
WWW.DETROITMI.GOV

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Date: June 17, 2019

HONORABLE CITY COUNCIL

RE: **RECOMMENDATION FOR DEFERRAL**
ADDRESS: 12063 Birwood
NAME: Kenyetta Hall
Demolition Ordered: February 25, 2019

In response to the request for a deferral of the demolition order on the property noted above, the Buildings, Safety Engineering and Environmental Department (BSEED) submits the following information:

A special inspection conducted on June 14, 2019 revealed that the building is secured and appears to be sound and repairable. The owner has paid all taxes and is current. The proposed use of the property is owner's use and occupancy. This is the 1st deferral request for this property.

Therefore, we respectfully recommended that the demolition order be deferred for a period of six months subject to the following conditions:

1. A permit for rehabilitation work shall be applied for within ten (10) business days from the date of the City Council decision.
2. BSEED will schedule a Progress Inspection within forty-five (45) calendar days from the date of the rehabilitation permit to determine whether substantial progress has been made. Thereafter, the owner must submit to BSEED detailed inspection reports, with photos showing evidence of the work completed, every forty-five (45) calendar days, for the duration of the rehabilitation work, to demonstrate that substantial progress has been made during the approved time frame for rehabilitation.
3. The building shall have all imminently hazardous conditions immediately corrected, be maintained, and securely barricaded until rehabilitation is complete. Rehabilitation work is to be completed within six (6) months, at which time the owner will obtain one of the following from this department:
 - Certificate of Acceptance related to building permits
 - Certificate of Approval as a result of a Housing Inspection
 - Certificate of Compliance, required for all rental properties
4. The owner shall not occupy or allow occupancy of the structure without a certificate (as outlined above).
5. The yards shall be maintained clear of overgrown vegetation, weeds, junk and debris at all times.
6. Prior to seeking a permit extension, the owner must contact BSEED and request to extend the deferral period.

We recommend that utility disconnect actions cease to allow the progress of the rehabilitation.

At the end of the deferral period, the owner must contact this department to arrange an inspection to evidence that conditions of the deferral have been satisfied and that there has been substantial progress toward rehabilitation. If the building becomes open to trespass or if conditions of the deferral are not followed, the deferral may be rescinded by the City Council at any time and we may proceed with demolition without further notice. In addition, pursuant to the Property Maintenance Code we will issue a Blight Violation Notice.

Any request exceeding three (3) deferrals must be made by petition to City Council through the office of the City Clerk.

Respectfully submitted,

David Bell
Director

DB:bkd

cc: Kenyetta Hall, 12063 Birwood, Detroit, MI 48204



CITY OF DETROIT
BUILDINGS, SAFETY ENGINEERING AND ENVIRONMENTAL DEPARTMENT

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2 WOODWARD AVE., FOURTH FLOOR
DETROIT, MICHIGAN 48226
(313) 224-0484 • TTY: 711
WWW.DETROITMI.GOV

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Date: June 17, 2019

HONORABLE CITY COUNCIL

RE: **RECOMMENDATION FOR DEFERRAL**
ADDRESS: 11236 Christy
NAME: Shawn & Latoya Davis
Demolition Ordered: March 3, 2014

In response to the request for a deferral of the demolition order on the property noted above, the Buildings, Safety Engineering and Environmental Department (BSEED) submits the following information:

A special inspection conducted on June 10, 2019 revealed that the building is secured and appears to be sound and repairable. The owner has paid all taxes and is current. The proposed use of the property is owner's use and occupancy. This is the 1st deferral request for this property.

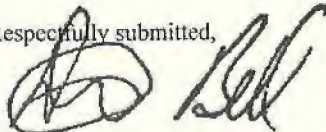
Therefore, we respectfully recommended that the demolition order be deferred for a period of six months subject to the following conditions:

1. A permit for rehabilitation work shall be applied for within ten (10) business days from the date of the City Council decision.
2. BSEED will schedule a Progress Inspection within forty-five (45) calendar days from the date of the rehabilitation permit to determine whether substantial progress has been made. Thereafter, the owner must submit to BSEED detailed inspection reports, with photos showing evidence of the work completed, every forty-five (45) calendar days, for the duration of the rehabilitation work, to demonstrate that substantial progress has been made during the approved time frame for rehabilitation.
3. The building shall have all imminently hazardous conditions immediately corrected, be maintained, and securely barricaded until rehabilitation is complete. Rehabilitation work is to be completed within six (6) months, at which time the owner will obtain one of the following from this department:
 - Certificate of Acceptance related to building permits
 - Certificate of Approval as a result of a Housing Inspection
 - Certificate of Compliance, required for all rental properties
4. The owner shall not occupy or allow occupancy of the structure without a certificate (as outlined above).
5. The yards shall be maintained clear of overgrown vegetation, weeds, junk and debris at all times.
6. Prior to seeking a permit extension, the owner must contact BSEED and request to extend the deferral period.

We recommend that utility disconnect actions cease to allow the progress of the rehabilitation.

At the end of the deferral period, the owner must contact this department to arrange an inspection to evidence that conditions of the deferral have been satisfied and that there has been substantial progress toward rehabilitation. If the building becomes open to trespass or if conditions of the deferral are not followed, the deferral may be rescinded by the City Council at any time and we may proceed with demolition without further notice. In addition, pursuant to the Property Maintenance Code we will issue a Blight Violation Notice.

Any request exceeding three (3) deferrals must be made by petition to City Council through the office of the City Clerk.

Respectfully submitted,


David Bell
Director

DB:bkd

cc: Shawn & Latoya Davis, 8087 Sirron, Detroit, MI 48234



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Date: June 18, 2019

HONORABLE CITY COUNCIL

RE: **RECOMMENDATION FOR DEFERRAL**

ADDRESS: 15661 Eastburn

NAME: William Lee

Demolition Ordered: October 30, 2017

In response to the request for a deferral of the demolition order on the property noted above, the Buildings, Safety Engineering and Environmental Department (BSEED) submits the following information:

A special inspection conducted on June 17, 2019 revealed that the building is secured and appears to be sound and repairable. The owner has paid all taxes and is current. The proposed use of the property is owner's use and occupancy. **This is the 1st deferral request for this property.**

Therefore, we respectfully recommended that the demolition order be deferred for a period of six months subject to the following conditions:

1. **A permit for rehabilitation work shall be applied for within ten (10) business days from the date of the City Council decision.**
2. **BSEED will schedule a Progress Inspection within forty-five (45) calendar days from the date of the rehabilitation permit to determine whether substantial progress has been made. Thereafter, the owner must submit to BSEED detailed inspection reports, with photos showing evidence of the work completed, every forty-five (45) calendar days, for the duration of the rehabilitation work, to demonstrate that substantial progress has been made during the approved time frame for rehabilitation.**
3. **The building shall have all imminently hazardous conditions immediately corrected, be maintained, and securely barricaded until rehabilitation is complete. Rehabilitation work is to be completed within six (6) months, at which time the owner will obtain one of the following from this department:**
 - **Certificate of Acceptance related to building permits**
 - **Certificate of Approval as a result of a Housing Inspection**
 - **Certificate of Compliance, required for all rental properties**
4. **The owner shall not occupy or allow occupancy of the structure without a certificate (as outlined above).**
5. **The yards shall be maintained clear of overgrown vegetation, weeds, junk and debris at all times.**
6. **Prior to seeking a permit extension, the owner must contact BSEED and request to extend the deferral period.**

We recommend that utility disconnect actions cease to allow the progress of the rehabilitation.

At the end of the deferral period, the owner must contact this department to arrange an inspection to evidence that conditions of the deferral have been satisfied and that there has been substantial progress toward rehabilitation. If the building becomes open to trespass or if conditions of the deferral are not followed, the deferral may be rescinded by the City Council at any time and we may proceed with demolition without further notice. In addition, pursuant to the Property Maintenance Code we will issue a Blight Violation Notice.

Any request exceeding three (3) deferrals must be made by petition to City Council through the office of the City Clerk.

Respectfully submitted,

David Bell
Director

DB:bkd

cc: William Lee, 1417 Lanark, Flossmoor, IL 60422



CITY OF DETROIT
BUILDINGS, SAFETY ENGINEERING AND ENVIRONMENTAL DEPARTMENT

COLEMAN A. YOUNG MUNICIPAL CENTER
2 WOODWARD AVE., FOURTH FLOOR
DETROIT, MICHIGAN 48226
(313) 224-0484 • TTY: 711
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Date: June 17, 2019

HONORABLE CITY COUNCIL

RE: **RECOMMENDATION FOR DEFERRAL**

ADDRESS: 6200 Grayton

NAME: Willie Pitchford

Demolition Ordered: March 3, 2014

In response to the request for a deferral of the demolition order on the property noted above, the Buildings, Safety Engineering and Environmental Department (BSEED) submits the following information:

A special inspection conducted on June 10, 2019 revealed that the building is secured and appears to be sound and repairable. The owner has paid all taxes and is current. The proposed use of the property is owner's use and occupancy. **This is the 1st deferral request for this property.**

Therefore, we respectfully recommended that the demolition order be deferred for a period of six months subject to the following conditions:

1. A permit for rehabilitation work shall be applied for within ten (10) business days from the date of the City Council decision.
2. BSEED will schedule a Progress Inspection within forty-five (45) calendar days from the date of the rehabilitation permit to determine whether substantial progress has been made. Thereafter, the owner must submit to BSEED detailed inspection reports, with photos showing evidence of the work completed, every forty-five (45) calendar days, for the duration of the rehabilitation work, to demonstrate that substantial progress has been made during the approved time frame for rehabilitation.
3. The building shall have all imminently hazardous conditions immediately corrected, be maintained, and securely barricaded until rehabilitation is complete. Rehabilitation work is to be completed within six (6) months, at which time the owner will obtain one of the following from this department:
 - Certificate of Acceptance related to building permits
 - Certificate of Approval as a result of a Housing Inspection
 - Certificate of Compliance, required for all rental properties
4. The owner shall not occupy or allow occupancy of the structure without a certificate (as outlined above).
5. The yards shall be maintained clear of overgrown vegetation, weeds, junk and debris at all times.
6. Prior to seeking a permit extension, the owner must contact BSEED and request to extend the deferral period.

We recommend that utility disconnect actions cease to allow the progress of the rehabilitation.

At the end of the deferral period, the owner must contact this department to arrange an inspection to evidence that conditions of the deferral have been satisfied and that there has been substantial progress toward rehabilitation. If the building becomes open to trespass or if conditions of the deferral are not followed, the deferral may be rescinded by the City Council at any time and we may proceed with demolition without further notice. In addition, pursuant to the Property Maintenance Code we will issue a Blight Violation Notice.

Any request exceeding three (3) deferrals must be made by petition to City Council through the office of the City Clerk.

Respectfully submitted,

David Bell
Director

DB:bkd

cc: Willie Pitchford, 5500 Balfour, Detroit, MI 48224



90

Date: June 18, 2019

HONORABLE CITY COUNCIL
RE: **RECOMMENDATION FOR DEFERRAL**
ADDRESS: 560 Hague
NAME: New North LLC
Demolition Ordered: July 6, 2009

In response to the request for a deferral of the demolition order on the property noted above, the Buildings, Safety Engineering and Environmental Department (BSEED) submits the following information:

A special inspection conducted on June 15, 2019 revealed that the building is secured and appears to be sound and repairable. The owner has paid all taxes and is current. The proposed use of the property is owner's use and occupancy. This is the 1st deferral request for this property.

Therefore, we respectfully recommended that the demolition order be deferred for a period of six months subject to the following conditions:

1. A permit for rehabilitation work shall be applied for within ten (10) business days from the date of the City Council decision.
2. BSEED will schedule a Progress Inspection within forty-five (45) calendar days from the date of the rehabilitation permit to determine whether substantial progress has been made. Thereafter, the owner must submit to BSEED detailed inspection reports, with photos showing evidence of the work completed, every forty-five (45) calendar days, for the duration of the rehabilitation work, to demonstrate that substantial progress has been made during the approved time frame for rehabilitation.
3. The building shall have all imminently hazardous conditions immediately corrected, be maintained, and securely barricaded until rehabilitation is complete. Rehabilitation work is to be completed within six (6) months, at which time the owner will obtain one of the following from this department:
 - Certificate of Acceptance related to building permits
 - Certificate of Approval as a result of a Housing Inspection
 - Certificate of Compliance, required for all rental properties
4. The owner shall not occupy or allow occupancy of the structure without a certificate (as outlined above).
5. The yards shall be maintained clear of overgrown vegetation, weeds, junk and debris at all times.
6. Prior to seeking a permit extension, the owner must contact BSEED and request to extend the deferral period.

We recommend that utility disconnect actions cease to allow the progress of the rehabilitation.

At the end of the deferral period, the owner must contact this department to arrange an inspection to evidence that conditions of the deferral have been satisfied and that there has been substantial progress toward rehabilitation. If the building becomes open to trespass or if conditions of the deferral are not followed, the deferral may be rescinded by the City Council at any time and we may proceed with demolition without further notice. In addition, pursuant to the Property Maintenance Code we will issue a Blight Violation Notice.

Any request exceeding three (3) deferrals must be made by petition to City Council through the office of the City Clerk.

Respectfully submitted,

David Bell
Director

DB:bkd

cc: New North LLC, 2930 E. Grand Blvd., Detroit, MI 48202



CITY OF DETROIT
BUILDINGS, SAFETY ENGINEERING AND ENVIRONMENTAL DEPARTMENT

COLEMAN A. YOUNG MUNICIPAL CENTER
2 WOODWARD AVE., FOURTH FLOOR
DETROIT, MICHIGAN 48226
(313) 224-0484 • TTY: 711
WWW.DETROITMI.GOV

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Date: June 18, 2019

HONORABLE CITY COUNCIL

RE: **RECOMMENDATION FOR DEFERRAL**

ADDRESS: 229 Leicester

NAME: New North LLC

Demolition Ordered: May 7, 2018

In response to the request for a deferral of the demolition order on the property noted above, the Buildings, Safety Engineering and Environmental Department (BSEED) submits the following information:

A special inspection conducted on June 15, 2019 revealed that the building is secured and appears to be sound and repairable. The owner has paid all taxes and is current. The proposed use of the property is owner's use and occupancy. This is the 2nd deferral request for this property.

Therefore, we respectfully recommended that the demolition order be deferred for a period of six months subject to the following conditions:

1. A permit for rehabilitation work shall be applied for within ten (10) business days from the date of the City Council decision.
2. BSEED will schedule a Progress Inspection within forty-five (45) calendar days from the date of the rehabilitation permit to determine whether substantial progress has been made. Thereafter, the owner must submit to BSEED detailed inspection reports, with photos showing evidence of the work completed, every forty-five (45) calendar days, for the duration of the rehabilitation work, to demonstrate that substantial progress has been made during the approved time frame for rehabilitation.
3. The building shall have all imminently hazardous conditions immediately corrected, be maintained, and securely barricaded until rehabilitation is complete. Rehabilitation work is to be completed within six (6) months, at which time the owner will obtain one of the following from this department:
 - Certificate of Acceptance related to building permits
 - Certificate of Approval as a result of a Housing Inspection
 - Certificate of Compliance, required for all rental properties
4. The owner shall not occupy or allow occupancy of the structure without a certificate (as outlined above).
5. The yards shall be maintained clear of overgrown vegetation, weeds, junk and debris at all times.
6. Prior to seeking a permit extension, the owner must contact BSEED and request to extend the deferral period.

We recommend that utility disconnect actions cease to allow the progress of the rehabilitation.

At the end of the deferral period, the owner must contact this department to arrange an inspection to evidence that conditions of the deferral have been satisfied and that there has been substantial progress toward rehabilitation. If the building becomes open to trespass or if conditions of the deferral are not followed, the deferral may be rescinded by the City Council at any time and we may proceed with demolition without further notice. In addition, pursuant to the Property Maintenance Code we will issue a Blight Violation Notice.

Any request exceeding three (3) deferrals must be made by petition to City Council through the office of the City Clerk.

Respectfully submitted,

David Bell
Director

DB:bkd

cc: New North LLC, 2930 E. Grand Blvd., Detroit, MI 48202



CITY OF DETROIT
BUILDINGS, SAFETY ENGINEERING AND ENVIRONMENTAL DEPARTMENT

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2 WOODWARD AVE., FOURTH FLOOR
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(313) 224-0484 • TTY:711
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Date: June 19, 2019

HONORABLE CITY COUNCIL

RE: **RECOMMENDATION FOR DEFERRAL**
ADDRESS: 313 Mt. Vernon
NAME: Noblestone Greenback One, LLC
Demolition Ordered: May 18, 2015

In response to the request for a deferral of the demolition order on the property noted above, the Buildings, Safety Engineering and Environmental Department (BSEED) submits the following information:

A special inspection conducted on May 23, 2019 revealed that the building is secured and appears to be sound and repairable. The owner has paid all taxes and is current. The proposed use of the property is owner's use and occupancy. **This is the 1st deferral request for this property.**

Therefore, we respectfully recommended that the demolition order be deferred for a period of six months subject to the following conditions:

1. A permit for rehabilitation work shall be applied for within ten (10) business days from the date of the City Council decision.
2. BSEED will schedule a Progress Inspection within forty-five (45) calendar days from the date of the rehabilitation permit to determine whether substantial progress has been made. Thereafter, the owner must submit to BSEED detailed inspection reports, with photos showing evidence of the work completed, every forty-five (45) calendar days, for the duration of the rehabilitation work, to demonstrate that substantial progress has been made during the approved time frame for rehabilitation.
3. The building shall have all imminently hazardous conditions immediately corrected, be maintained, and securely barricaded until rehabilitation is complete. Rehabilitation work is to be completed within six (6) months, at which time the owner will obtain one of the following from this department:
 - Certificate of Acceptance related to building permits
 - Certificate of Approval as a result of a Housing Inspection
 - Certificate of Compliance, required for all rental properties
4. The owner shall not occupy or allow occupancy of the structure without a certificate (as outlined above).
5. The yards shall be maintained clear of overgrown vegetation, weeds, junk and debris at all times.
6. Prior to seeking a permit extension, the owner must contact BSEED and request to extend the deferral period.

We recommend that utility disconnect actions cease to allow the progress of the rehabilitation.

At the end of the deferral period, the owner must contact this department to arrange an inspection to evidence that conditions of the deferral have been satisfied and that there has been substantial progress toward rehabilitation. If the building becomes open to trespass or if conditions of the deferral are not followed, the deferral may be rescinded by the City Council at any time and we may proceed with demolition without further notice. In addition, pursuant to the Property Maintenance Code we will issue a Blight Violation Notice.

Any request exceeding three (3) deferrals must be made by petition to City Council through the office of the City Clerk.

Respectfully submitted,

David Bell
Director

DB:bkd

cc: Noblestone Greenback One, LLX, 2930 E. Grand Blvd., Detroit, MI 48202



CITY OF DETROIT
BUILDINGS, SAFETY ENGINEERING AND ENVIRONMENTAL DEPARTMENT

COLEMAN A. YOUNG MUNICIPAL CENTER
2 WOODWARD AVE., FOURTH FLOOR
DETROIT, MICHIGAN 48226
(313) 224-0484 • TTY: 711
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Date: June 18, 2019

HONORABLE CITY COUNCIL

RE: **RECOMMENDATION FOR DEFERRAL**
ADDRESS: 214-18 Owen
NAME: ALIM Holdings LLC
Demolition Ordered: March 3, 2015

In response to the request for a deferral of the demolition order on the property noted above, the Buildings, Safety Engineering and Environmental Department (BSEED) submits the following information:

A special inspection conducted on June 15, 2019 revealed that the building is secured and appears to be sound and repairable. The owner has paid all taxes and is current. The proposed use of the property is owner's use and occupancy. **This is the 1st deferral request for this property.**

Therefore, we respectfully recommended that the demolition order be deferred for a period of six months subject to the following conditions:

1. A permit for rehabilitation work shall be applied for within ten (10) business days from the date of the City Council decision.
2. BSEED will schedule a Progress Inspection within forty-five (45) calendar days from the date of the rehabilitation permit to determine whether substantial progress has been made. Thereafter, the owner must submit to BSEED detailed inspection reports, with photos showing evidence of the work completed, every forty-five (45) calendar days, for the duration of the rehabilitation work, to demonstrate that substantial progress has been made during the approved time frame for rehabilitation.
3. The building shall have all imminently hazardous conditions immediately corrected, be maintained, and securely barricaded until rehabilitation is complete. Rehabilitation work is to be completed within six (6) months, at which time the owner will obtain one of the following from this department:
 - Certificate of Acceptance related to building permits
 - Certificate of Approval as a result of a Housing Inspection
 - Certificate of Compliance, required for all rental properties
4. The owner shall not occupy or allow occupancy of the structure without a certificate (as outlined above).
5. The yards shall be maintained clear of overgrown vegetation, weeds, junk and debris at all times.
6. Prior to seeking a permit extension, the owner must contact BSEED and request to extend the deferral period.

We recommend that utility disconnect actions cease to allow the progress of the rehabilitation.

At the end of the deferral period, the owner must contact this department to arrange an inspection to evidence that conditions of the deferral have been satisfied and that there has been substantial progress toward rehabilitation. If the building becomes open to trespass or if conditions of the deferral are not followed, the deferral may be rescinded by the City Council at any time and we may proceed with demolition without further notice. In addition, pursuant to the Property Maintenance Code we will issue a Blight Violation Notice.

Any request exceeding three (3) deferrals must be made by petition to City Council through the office of the City Clerk.

Respectfully submitted,

David Bell
Director

DB:bkd

cc: ALIM Holdings LLC, 720 Dumont PL, Valley Stream, NY 11581
ALIM Holdings LLC, 2930 E. Grand Blvd., Detroit, MI 48202



CITY OF DETROIT
BUILDINGS, SAFETY ENGINEERING AND ENVIRONMENTAL DEPARTMENT

COLEMAN A. YOUNG MUNICIPAL CENTER
2 WOODWARD AVE., FOURTH FLOOR
DETROIT, MICHIGAN 48226
(313) 224-0484 • TTY: 711
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Date: June 17, 2019

HONORABLE CITY COUNCIL

RE: **RECOMMENDATION FOR DEFERRAL**

ADDRESS: 6004 Proctor

NAME: Hang T. Nguyen

Demolition Ordered: May 2, 2016

In response to the request for a deferral of the demolition order on the property noted above, the Buildings, Safety Engineering and Environmental Department (BSEED) submits the following information:

A special inspection conducted on May 2, 2019 revealed that the building is secured and appears to be sound and repairable. The owner has paid all taxes and is current. The proposed use of the property is owner's use and occupancy. **This is the 1st deferral request for this property.**

Therefore, we respectfully recommended that the demolition order be deferred for a period of six months subject to the following conditions:

1. A permit for rehabilitation work shall be applied for within ten (10) business days from the date of the City Council decision.
2. BSEED will schedule a Progress Inspection within forty-five (45) calendar days from the date of the rehabilitation permit to determine whether substantial progress has been made. Thereafter, the owner must submit to BSEED detailed inspection reports, with photos showing evidence of the work completed, every forty-five (45) calendar days, for the duration of the rehabilitation work, to demonstrate that substantial progress has been made during the approved time frame for rehabilitation.
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 - Certificate of Acceptance related to building permits
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4. The owner shall not occupy or allow occupancy of the structure without a certificate (as outlined above).
5. The yards shall be maintained clear of overgrown vegetation, weeds, junk and debris at all times.
6. Prior to seeking a permit extension, the owner must contact BSEED and request to extend the deferral period.

We recommend that utility disconnect actions cease to allow the progress of the rehabilitation.

At the end of the deferral period, the owner must contact this department to arrange an inspection to evidence that conditions of the deferral have been satisfied and that there has been substantial progress toward rehabilitation. If the building becomes open to trespass or if conditions of the deferral are not followed, the deferral may be rescinded by the City Council at any time and we may proceed with demolition without further notice. In addition, pursuant to the Property Maintenance Code we will issue a Blight Violation Notice.

Any request exceeding three (3) deferrals must be made by petition to City Council through the office of the City Clerk.

Respectfully submitted,

David Bell
Director

DB:bkd

cc: Hang T. Nguyen, 1422 Longfellow, Detroit, MI 48206



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Date: June 18, 2019

HONORABLE CITY COUNCIL

RE: **RECOMMENDATION FOR DEFERRAL**
ADDRESS: 20040 Vaughan
NAME: Moore Bright Housing
Demolition Ordered: July 28, 2014

In response to the request for a deferral of the demolition order on the property noted above, the Buildings, Safety Engineering and Environmental Department (BSEED) submits the following information:

A special inspection conducted on June 15, 2019 revealed that the building is secured and appears to be sound and repairable. The owner has paid all taxes and is current. The proposed use of the property is owner's use and occupancy. **This is the 2nd deferral request for this property.**

Therefore, we respectfully recommended that the demolition order be deferred for a period of six months subject to the following conditions:

1. A permit for rehabilitation work shall be applied for within ten (10) business days from the date of the City Council decision.
2. BSEED will schedule a Progress Inspection within forty-five (45) calendar days from the date of the rehabilitation permit to determine whether substantial progress has been made. Thereafter, the owner must submit to BSEED detailed inspection reports, with photos showing evidence of the work completed, every forty-five (45) calendar days, for the duration of the rehabilitation work, to demonstrate that substantial progress has been made during the approved time frame for rehabilitation.
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5. The yards shall be maintained clear of overgrown vegetation, weeds, junk and debris at all times.
6. Prior to seeking a permit extension, the owner must contact BSEED and request to extend the deferral period.

We recommend that utility disconnect actions cease to allow the progress of the rehabilitation.

At the end of the deferral period, the owner must contact this department to arrange an inspection to evidence that conditions of the deferral have been satisfied and that there has been substantial progress toward rehabilitation. If the building becomes open to trespass or if conditions of the deferral are not followed, the deferral may be rescinded by the City Council at any time and we may proceed with demolition without further notice. In addition, pursuant to the Property Maintenance Code we will issue a Blight Violation Notice.

Any request exceeding three (3) deferrals must be made by petition to City Council through the office of the City Clerk.

Respectfully submitted,

David Bell
Director

DB:bkd

cc: Moore Bright Housing, 19614 Shields, Detroit, MI 48234



CITY OF DETROIT
BUILDINGS, SAFETY ENGINEERING AND ENVIRONMENTAL DEPARTMENT

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COLEMAN A. YOUNG MUNICIPAL CENTER
2 WOODWARD AVE., FOURTH FLOOR
DETROIT, MICHIGAN 48226
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Date: June 17, 2019

HONORABLE CITY COUNCIL

RE: **RECOMMENDATION FOR DEFERRAL**

ADDRESS: 8355 Wisconsin

NAME: Rum Cay LLC

Demolition Ordered: October 3, 2003

In response to the request for a deferral of the demolition order on the property noted above, the Buildings, Safety Engineering and Environmental Department (BSEED) submits the following information:

A special inspection conducted on June 12, 2019 revealed that the building is secured and appears to be sound and repairable. The owner has paid all taxes and is current. The proposed use of the property is owner's use and occupancy. **This is the 1st deferral request for this property.**

Therefore, we respectfully recommended that the demolition order be deferred for a period of six months subject to the following conditions:

1. A permit for rehabilitation work shall be applied for within ten (10) business days from the date of the City Council decision.
2. BSEED will schedule a Progress Inspection within forty-five (45) calendar days from the date of the rehabilitation permit to determine whether substantial progress has been made. Thereafter, the owner must submit to BSEED detailed inspection reports, with photos showing evidence of the work completed, every forty-five (45) calendar days, for the duration of the rehabilitation work, to demonstrate that substantial progress has been made during the approved time frame for rehabilitation.
3. The building shall have all imminently hazardous conditions immediately corrected, be maintained, and securely barricaded until rehabilitation is complete. Rehabilitation work is to be completed within six (6) months, at which time the owner will obtain one of the following from this department:
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5. The yards shall be maintained clear of overgrown vegetation, weeds, junk and debris at all times.
6. Prior to seeking a permit extension, the owner must contact BSEED and request to extend the deferral period.

We recommend that utility disconnect actions cease to allow the progress of the rehabilitation.

At the end of the deferral period, the owner must contact this department to arrange an inspection to evidence that conditions of the deferral have been satisfied and that there has been substantial progress toward rehabilitation. If the building becomes open to trespass or if conditions of the deferral are not followed, the deferral may be rescinded by the City Council at any time and we may proceed with demolition without further notice. In addition, pursuant to the Property Maintenance Code we will issue a Blight Violation Notice.

Any request exceeding three (3) deferrals must be made by petition to City Council through the office of the City Clerk.

Respectfully submitted,

David Bell
Director

DB:bkd

cc: Rum Cay LLC, 301 Thelma DR-#411, Casper, WY 82609
Rum Cay LLC, 6 Parklane Blvd., 545-Dearborn, MI 48126

CITY CLERK 20 JUN 2019 PM1:39



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Date: June 18, 2019

HONORABLE CITY COUNCIL

RE: **RECOMMENDATION FOR DEFERRAL**

ADDRESS: 275 Woodland

NAME: New North LLC

Demolition Ordered: July 21, 2014

In response to the request for a deferral of the demolition order on the property noted above, the Buildings, Safety Engineering and Environmental Department (BSEED) submits the following information:

A special inspection conducted on June 15, 2019 revealed that the building is secured and appears to be sound and repairable. The owner has paid all taxes and is current. The proposed use of the property is owner's use and occupancy. **This is the 1st deferral request for this property.**

Therefore, we respectfully recommended that the demolition order be deferred for a period of six months subject to the following conditions:

1. A permit for rehabilitation work shall be applied for within ten (10) business days from the date of the City Council decision.
2. BSEED will schedule a Progress Inspection within forty-five (45) calendar days from the date of the rehabilitation permit to determine whether substantial progress has been made. Thereafter, the owner must submit to BSEED detailed inspection reports, with photos showing evidence of the work completed, every forty-five (45) calendar days, for the duration of the rehabilitation work, to demonstrate that substantial progress has been made during the approved time frame for rehabilitation.
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5. The yards shall be maintained clear of overgrown vegetation, weeds, junk and debris at all times.
6. Prior to seeking a permit extension, the owner must contact BSEED and request to extend the deferral period.

We recommend that utility disconnect actions cease to allow the progress of the rehabilitation.

At the end of the deferral period, the owner must contact this department to arrange an inspection to evidence that conditions of the deferral have been satisfied and that there has been substantial progress toward rehabilitation. If the building becomes open to trespass or if conditions of the deferral are not followed, the deferral may be rescinded by the City Council at any time and we may proceed with demolition without further notice. In addition, pursuant to the Property Maintenance Code we will issue a Blight Violation Notice.

Any request exceeding three (3) deferrals must be made by petition to City Council through the office of the City Clerk.

Respectfully submitted,

David Bell
Director

DB:bkd

cc: New North LLC, 234 E. Bethune, Detroit, MI 48202
New North LLC, 2930 E. Grand Blvd., Detroit, MI 48202



CITY OF DETROIT
DEPARTMENT OF PUBLIC WORKS
ADMINISTRATION DIVISION

COLEMAN A. YOUNG MUNICIPAL CENTER
2 WOODWARD AVENUE, SUITE 611
DETROIT, MICHIGAN 48226
(313) 224-3901 • TTY: 711
(313) 224-1464
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June 14, 2019

Detroit City Council
2 Woodward Avenue
1340 Coleman A. Young Municipal Center
Detroit, MI 48226

Re: Easement Agreement – Portion of Joseph Campau Right of Way – Stroh
Company and Talon Center Properties

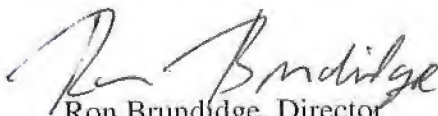
Honorable City Council

The City of Detroit, Department of Public Works (“DPW”) desires an easement across a portion of 2690 E. Atwater, Detroit, Michigan, which is owned by Stroh Properties, Inc. (“Stroh”), a Michigan corporation, and a portion of 3100 Guoin, Detroit, Michigan, which is owned by Talon Center Partners, LLC, a Michigan limited liability company (“Talon”), (collectively the “Easement”), for the purpose of constructing and maintaining a public recreational pathway and trail for the continuation of the Joseph Campus Greenway.

Stroh and Talon has agreed to grant the City the Easement in exchange for the paving and re-opening of McDougall Street between Wight Street and Atwater Street, which will be brought before this Honorable Body under Petition # 935-DPW.

We hereby request that your Honorable Body adopt the attached resolution to authorize the Director of DPW to acquire the Easement in exchange for the rededication of McDougall Street.

Respectfully submitted,


Ron Brundidge, Director
Department of Public Works



RESOLUTION

BY COUNCIL MEMBER; _____

NOW, THEREFORE, BE IT RESOLVED, that Detroit City Council hereby approved the acquisition of an easement from Stroh Properties, Inc. ("Stroh"), a Michigan corporation, across certain real property at 2690 E. Atwater, Detroit, Michigan, and Talon Center Partners, LLC, ("Talon"), a Michigan limited liability company, across certain real property at 3100 Guoin (the "Easement"), as more particularly described in the attached Exhibit A incorporated herein, and be if further

RESOLVED, that Stroh is the owner of certain land in the City of Detroit, located at 2690 E. Atwater, Detroit, Michigan, more particularly described on the attached Exhibit A ("Easement Area"), and is prepared to grant to the City of Detroit a perpetual easement in, on, over and across the easement area, in exchange for the paving and re-opening of McDougall Street between Wight Street and Atwater Street, as reflected in Petition # 935-DPW, and be if further

RESOLVED, that Talon is the owner of certain land in the City of Detroit, located at 3100 Guion, Detroit, Michigan, more particularly described on the attached Exhibit B ("Easement Area"), and is prepared to grant to the City of Detroit a perpetual easement in, on, over and across the easement area, in exchange for the paving and re-opening of McDougall Street between Wight Street and Atwater Street, as reflected in Petition # 935-DPW, and be if further

RESOLVED, that the Director of the Department of Public Works, or his authorized designee, is authorized to execute such Easement documents as may be necessary or convenient to effect the City's acquisition of the Easement; and be it further

RESOLVED, that the Director of the Department of Public Works, or his authorized designee is authorized to execute any required instruments to make and incorporate technical amendments or changes to the Easement documents (including but not limited to correction of or confirmations of legal descriptions, or timing of tender of possession of particular parcels) in the event that changes are required to correct minor inaccuracies or are required due to unforeseen circumstances or technical matters that may arise prior to the acquisition of the Easement, provided that the changes do not materially alter the substance or terms of the transfer of the Easement acquisition; and be it finally

RESOLVED, that the Easement documents will be considered confirmed when executed by the Director of the Department of Public Works, or his authorized designee, and approved by the Corporation Counsel as to form.

EXHIBIT A

STROH PROPERTY LEGAL DESCRIPTION

EASEMENT NO. 8 (PARCEL 8)

For Ingress, Egress, Utilities, Drainage and any other uses deemed necessary by consenting parties.

Land in the City of Detroit, County of Wayne, State of Michigan:

A parcel of land of part of the "Theo. J. & Dennis J. Campau Plat of Subdivision of Private Claim 609, Jos. Campau Estate" recorded in Liber 2 of Plats, Page 1, Wayne County Records, more particularly described as follows: Commencing at the intersection of the southerly line of Atwater Street (50 feet wide) and the westerly line of Joseph Campau Avenue (presently 69.65 feet wide);

thence South 26 degrees 07 minutes 00 seconds East along the westerly line of Joseph Campau Avenue, a distance of 155.88 feet to the Point of Beginning, also being the northwesterly corner of the vacated portion of Joseph Campau Avenue (69.65 feet wide);

thence continuing South 26 degrees 07 minutes 00 seconds East along the westerly line of vacated Joseph Campau Avenue, a distance of 281.70 feet to the United States Harbor Line;

thence North 61 degrees 37 minutes 28 seconds East along the United States Harbor Line, a distance of 69.70 feet to a point on the easterly line of vacated Joseph Campau Avenue;

thence North 26 degrees 07 minutes 00 seconds West along the easterly line of vacated Joseph Campau Avenue, a distance of 283.29 feet to a point on the northerly line of vacated Joseph Campau Avenue;

thence South 60 degrees 19 minutes 18 seconds West along the northerly line of vacated Joseph Campau Avenue, a distance of 69.78 feet to the Point of Beginning. Containing 0.4517 acres.

LEGAL EASEMENT

Correct

Basil Sarim, P.S.



6-13-2019

Exhibit B

TALON PROPERTY LEGAL DESCRIPTION

Unit 1B, Block A, RIVER PLACE CONDOMINIUM, according to the Master Deed in Liber 24859, Page(s) 95 through 172, inclusive, amended by First Amendment to Master Deed recorded in Liber 24978, Page(s) 834 through 845, inclusive, and amended by Second Amendment to Master Deed recorded in Liber 25045, Page(s) 189 through 197, inclusive, and amended by Third Amendment to Master Deed recorded in Liber 29732, Page(s) 1240 through 1255, inclusive, and amended by Fourth Amendment to Master Deed recorded in Liber 32211, Page(s) 1 through 14, Wayne County Records, and designated as Wayne County Condominium Subdivision Plan No. 299, together with rights in general common elements and limited common elements, as set forth, in the above Master Deed and Amendments and as described in Act 59 of the Public Acts of 1978, as amended.

ATWATER ST. 50 FT. WD.



SW CORNER
ATWATER &
JOS CAMPAU

S26° 07' 00" E
155.88'

P.O.B.
&
P.O.E.

69.78'
S60° 19' 18" W

281.7'
S26° 07' 00" W
E

JOS CAMPAU AVE. 69.65 FT. WD.
VACATED
283.3'
N26° 07' 00" W

69.7'
N61° 37' 28" E

B.S.

(FOR OFFICE USE ONLY)

CARTO 38 E

B					
A					
DESCRIPTION		DRWN	CHKD	APPD	DATE
REVISIONS					
DRAWN BY		CHECKED			
WLW		KSM			
DATE		APPROVED			
06-12-19					

LEGAL DESCRIPTION
ATWATER ST AND JOS CAMPAU AVE.
(P.O.B. Met With P.O.E.)

CITY OF DETROIT
CITY ENGINEERING DIVISION
SURVEY BUREAU

JOB NO. 01-01

DRWG. NO.



CITY OF DETROIT
DEPARTMENT OF PUBLIC WORKS
CITY ENGINEERING DIVISION

COLEMAN A. YOUNG MUNICIPAL CENTER
2 WOODWARD AVE. SUITE 601
DETROIT, MICHIGAN 48226
PHONE: (313) 224-3949 • TTY: 711
FAX: (313) 224-3471
WWW.DETROITMI.GOV

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June 18, 2019

Honorable City Council:

RE: Petition No. 224 — Mt. Calvary Lutheran Church request to vacate an alleyway east of Chalmers Avenue, between Seymour and Spring Garden Streets.

Petition No. 224 — Mt. Calvary Lutheran Church request to vacate and convert to easement the east-west alley, 16 feet wide, in the block of Seymour Avenue, 60 feet wide, Spring Garden Avenue, 66 feet wide, Chalmers Avenue, 60 feet wide, and Celestine Avenue, 60 feet wide.

The petition was referred to the City Engineering Division – DPW for investigation (utility review) and report. This is our report.

The request is being made to consolidate properties for zoning purposes in order to open a mission retreat center to host visiting groups to assist with neighborhood renovation.

The request was approved by the Solid Waste Division – DPW, and Traffic Engineering Division – DPW, and City Engineering - DPW.

Detroit Water and Sewerage Department (DWSD) has no objection to the conversion to easement. The specific DWSD provisions for easements are included in the resolution. DTE Energy reports having services in the area. A provision to maintain access to DTE facilities is a part of the resolution.

All other involved City Departments, and privately owned utility companies have reported no objections to the conversion of the public right-of-way into a private easement for public utilities. Provisions protecting utility installations are part of the attached resolution.

I am recommending adoption of the attached resolution.

Respectfully submitted,

Richard Doherty, P.E., City Engineer
City Engineering Division – DPW

/JK

Cc: Ron Brundidge, Director, DPW
Mayor's Office – City Council Liaison

9677000 02 JUN 24 2019 11:10

BY COUNCIL MEMBER _____

RESOLVED, that all the east-west alley, 16 feet wide, in the block of Seymour Avenue, 60 feet wide, Spring Garden Avenue, 66 feet wide, Chalmers Avenue, 60 feet wide, and Celestine Avenue, 60 feet wide; Further described as land in the City of Detroit, Wayne County, Michigan being:

The east-west alley, 16 feet wide, lying southerly of and adjoining the southerly line of Lots 398 through 414, both inclusive, and lying northerly of and adjoining the northerly line of Lots 369 through 385, both inclusive "Young's Gratiot View Subdivision of W 55 acres of W ½ of SE ¼ of Section 12, T.1S.,R.12E. lying in the Township of Gratiot and City of Detroit, Wayne County, Michigan" as recorded in Liber 30, Page 43 of Plats, Wayne County Records.

Be and the same is hereby vacated as a public right-of-way and converted into a private easement for public utilities of the full width of the right-of-way, which easement shall be subject to the following covenants and agreements, uses, reservations and regulations, which shall be observed by the owners of the lots abutting on said right-of-way and by their heirs, executors, administrators and assigns, forever to wit:

First, said owners hereby grant to and for the use of the public an easement or right-of-way over said vacated public alley herein above described for the purposes of maintaining, installing, repairing, removing, or replacing public utilities such as water mains, sewers, gas lines or mains, telephone, electric light conduits or poles or things usually placed or installed in a public right-of-way in the City of Detroit, with the right to ingress and egress at any time to and over said easement for the purpose above set forth,

Second, said utility easement or right-of-way in and over said vacated alley herein above described shall be forever accessible to the maintenance and inspection forces of the utility companies, or those specifically authorized by them, for the purpose of inspecting, installing, maintaining, repairing, removing, or replacing any sewer, conduit, water main, gas line or main, telephone or light pole or any utility facility placed or installed in the utility easement or right-of-way. The utility companies shall have the right to cross or use the driveways and yards of the adjoining properties for ingress and egress at any time to and over said utility easement with any necessary equipment to perform the above mentioned task, with the understanding that the utility companies shall use due care in such crossing or use, and that any property damaged by the utility companies, other than that specifically prohibited by this resolution, shall be restored to a satisfactory condition,

Third, said owners for their heirs and assigns further agree that no buildings or structures of any nature whatsoever including, but not limited to, concrete slabs or driveways, retaining or partition walls (except necessary line fences or gates), shall be built or placed upon said easement, nor change of surface grade made, without prior approval of the City Engineering Division – DPW,

Fourth, that if the owners of any lots abutting on said vacated alley shall request the removal and/or relocation of any existing poles or other utilities in said easement; such owners shall pay all costs incidental to such removal and/or relocation, unless such charges are waived by the utility owners,

Fifth, that if any utility located in said property shall break or be damaged as a result of any action on the part of said owners or assigns (by way of illustration but not limitation) such as storage of excessive weights of materials or construction not in accordance with Section 3, mentioned above, then in such event said owners or assigns shall be liable for all costs incidental to the repair of such broken or damaged utility; and

Provided, that the property owners maintain for DTE Energy, full access to their facilities at all times (i.e. gated access with DTE locks at all ends of the easement) and that free and easy access to the DTE facilities is reserved for DTE equipment, including the use of backhoes, bull dozers, cranes or pipe trucks, and other heavy construction equipment, as necessary for the alteration or repair of DTE facilities, and further

Provided, that an easement, the full width of the existing rights-of-way, is reserved for the Detroit Water and Sewerage Department for the purpose of installing, maintaining, repairing, removing, or replacing any sewers, water mains, fire hydrants and appurtenances, with the right of ingress and egress at any time to, and over said easement for the purpose above set forth; and be it further

Provided, that free and easy access to the sewers, water mains, fire hydrants and appurtenances within the easement is required for Detroit Water and Sewerage Department equipment, including the use of backhoes, bull dozers, cranes or pipe trucks, and other heavy construction equipment, as necessary for the alteration or repair of the sewer or water main facilities; and be it further

Provided, that the Detroit Water and Sewerage Department retains the right to install suitable permanent main location guide post over its water mains at reasonable intervals and at points deflection; and be it further

Provided, that said owners of the adjoining property, for themselves, their heirs and assigns, agree that no building or structure of any nature whatsoever, including porches, patios, balconies, etc., shall be built upon or over said easement, or that no grade changes or storage of materials shall be made within said easement without prior written approval and agreement with the Detroit Water and Sewerage Department; and be it further

Provided, that if any time in the future, the owners of any lots abutting on said vacated alley shall request the removal and/or relocation of the aforementioned utilities in said easement, such owners shall pay all costs incident to such removal and/or relocation. It is further provided that if sewers, water mains, and/or appurtenances in said easement shall break or be damaged as a result of any action on the part of the owner, or assigns, then in such event, the owner or assigns shall be liable for all costs incident to the repair of such broken or damaged sewers and water mains, and shall also be liable for all claims for damages resulting from his action; and be it further

Provided, that if it becomes necessary to remove the paved alley returns at the entrances (into Chalmers Avenue, and/or Celestine Avenue) such removal and construction of new curb and sidewalk shall be done under city permit and inspection according to City Engineering Division – DPW specifications with all costs borne by the abutting owner(s), their heir or assigns; and further

Provided, that the City Clerk shall within 30 days record a certified copy of this resolution with the Wayne County Register of Deeds.

PETITION NO. 224
 MT CALVARY LUTHERAN CHURCH
 17100 CHALMERS AT SEYMOUR
 DETROIT, MICHIGAN 48205
 PHONE NO. (313) 527-3366
 REV. JOHN S. CARRIER
 PHONE NO. (810) 887-0363



CHALMERS AVE. 60 FT. WD.

SEYMOUR AVE 60 FT. WD.

SPRING GARDEN AVE. 66 FT. WD.

369	414
371	412
373	410
375	408
377	406
379	404
381	402
383	400
385	398

CELESTINE AVE. 60 FT. WD.



- CONVERSION TO EASEMENT

(FOR OFFICE USE ONLY)

CARTO 67 F

B						CONVERSION TO EASEMENT THE EAST/WEST PUBLIC ALLEY, 16 FT. WD. IN THE BLOCK BOUND BY SEYMOUR AVE, E. CHALMERS AVE., SPRING GARDEN AVE. AND CELESTINE AVE.	CITY OF DETROIT CITY ENGINEERING DIVISION SURVEY BUREAU	
A							JOB NO. 01-01	
DESCRIPTION		DRWN	CHKD	APPD	DATE		DRWG. NO. X 224	
REVISIONS								
DRAWN BY SA		CHECKED KSM						
DATE 12-06-18		APPROVED						

City of Detroit
OFFICE OF THE CITY CLERK

Janice M. Winfrey
City Clerk

Vivian A. Hudson
Deputy City Clerk

DEPARTMENTAL REFERENCE COMMUNICATION

Monday, March 12, 2018

To: The Department or Commission Listed Below

From: Janice M. Winfrey, Detroit City Clerk

The following petition is herewith referred to you for report and recommendation to the City Council.

In accordance with that body's directive, kindly return the same with your report in duplicate within four (4) weeks.

DPW - CITY ENGINEERING DIVISION PLANNING AND DEVELOPMENT DEPARTMENT

224 *Mt. Calvary Lutheran Church, request to vacate an alleyway east of Chalmers Avenue, between Seymour and Spring Garden Streets.*



Mt. Calvary Lutheran Church

17100 Chalmers at Seymour • Detroit, Michigan 48205

Office Phone (313)-527-3366 • E-mail: mtcalvrydet@sbcglobal.net

The Honorable City Council
Attention: Office of the City Clerk
200 Coleman A. Young Municipal Center
Detroit, MI 48226

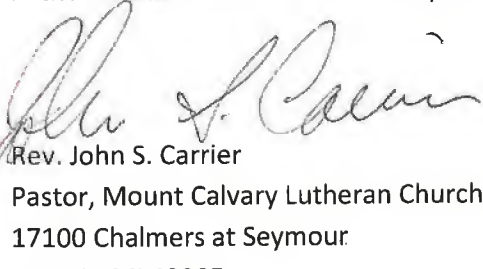
Office of the City Clerk,

On behalf of Mount Calvary Lutheran Church, I, Rev. John Carrier, am requesting that you vacate the alleyway east of Chalmers Avenue, between Seymour and Spring Garden streets. We are requesting that the alleyway be vacated from Chalmers Avenue to: N Seymour Lot 381 Youngs Gratiot View sub L40 P53 Plats, W C R 21/607 35 X 104.32, Parcel ID: 21017048, commonly known as 14489 Seymour, Detroit, MI 48205, and the corresponding addresses on Spring Garden.

The alleyway runs between properties we own on both Spring Garden and Seymour. We understand that the properties must remain open and accessible for emergency and utility vehicles. We also understand that we would be responsible for maintaining the property as part of our parcels of properties. The Zoning Board has included this as a requirement for permits we are seeking to open a mission retreat center to host mission groups visiting Detroit as volunteers to assist with neighborhood renovation (primarily on the north-east side of the City in and near the 9th Precinct), Camp Restore Detroit, on the premises of Mount Calvary Lutheran Church. Parts of this alleyway also impact a Head Start Preschool play area on our property.

We would appreciate your action on this matter as soon as possible in order to expedite movement forward on our permits.

In the service of Christ and the People of the City of Detroit,



Rev. John S. Carrier
Pastor, Mount Calvary Lutheran Church
17100 Chalmers at Seymour
Detroit, MI 48205
O: (313) 527-3366
M: (810) 887-0363

2018-03-12

224

224

Petition of Mt. Calvary Lutheran

*Church, request to vacate an alleyway
east of Chalmers Avenue, between
Seymour and Spring Garden Streets.*

REFERRED TO THE FOLLOWING DEPARTMENT(S)

DPW - CITY ENGINEERING DIVISION PLANNING AND
DEVELOPMENT DEPARTMENT



CITY OF DETROIT
DEPARTMENT OF PUBLIC WORKS
CITY ENGINEERING DIVISION

COLEMAN A. YOUNG MUNICIPAL CENTER
2 WOODWARD AVE. SUITE 601
DETROIT, MICHIGAN 48226
PHONE: (313) 224-3949 • TTY: 711
FAX: (313) 224-3471
WWW.DETROITMI.GOV

100

June 17, 2019

Honorable City Council:

RE: Petition No. 416 — Number 1 Car Company, INC. request to close alley located near 4210-4236 E 8 Mile Rd.

Petition No. 416 — Number 1 Car Company, INC. request to vacate and convert to easement the north-south alley, 18 feet wide, and the east-west alley, 20 feet wide, both alleys in the block of Hamlet Avenue, 60 feet wide, East Eight Mile Road, 204 feet wide, Dean Avenue, 60 feet wide, and Sunset Avenue, 60 feet wide.

The petition was referred to the City Engineering Division – DPW for investigation (utility review) and report. This is our report.

The request is being made to consolidate properties and prevent illegal dumping in the alleys.

The request was approved by the Solid Waste Division – DPW, and Traffic Engineering Division – DPW, and City Engineering - DPW.

Detroit Water and Sewerage Department (DWSD) has no objection to the conversion to easement. The specific DWSD provisions for easements are included in the resolution.

DTE Energy reports having services in the area. A provision to maintain access to DTE facilities is a part of the resolution.

All other involved City Departments, and privately owned utility companies have reported no objections to the conversion of the public rights-of-way into a private easements for public utilities. Provisions protecting utility installations are part of the attached resolution.

I am recommending adoption of the attached resolution.

Respectfully submitted,

Richard Doherty, P.E., City Engineer
City Engineering Division – DPW

/JK

Cc: Ron Brundidge, Director, DPW
Mayor's Office – City Council Liaison

RECEIVED TO NEW YORK COUNTY

BY COUNCIL MEMBER _____

RESOLVED, that all of the north-south alley, 18 feet wide, and the east-west alley, 20 feet wide, both alleys in the block of Hamlet Avenue, 60 feet wide, East Eight Mile Road, 204 feet wide, Dean Avenue, 60 feet wide, and Sunset Avenue, 60 feet wide; Further described as land in the City of Detroit, Wayne County, Michigan being:

- 1) The north-south alley, 18 feet wide, lying easterly of and adjoining the easterly line of Lots 260 through 268, both inclusive, and lying westerly of and adjoining the westerly line of Lots 154 through 162, both inclusive "Eureka Gardens-Outer Drive Subdivision No. 1 of part of N.W. ¼ of Section 5 T.1S.,R.11E. Hamtramck Township, Wayne County, Michigan" as recorded in Liber 47 Page 46 of Plats, Wayne County Records; also lying easterly of and adjoining the easterly line of Lot 49 and lying westerly of and adjoining the westerly line of Lot 50 "Assessor's Baseline Superhighway Subdivision No. 1 a re-subdivision of Lots 138 to 153 incl., 269 to 272 incl., and vacated alleys of Eureka Gardens-Outer Drive Subdivision No. 1 of part of N.W. ¼ of Section 5 T.1S.,R.11E. City of Detroit, Wayne County, Michigan" as recorded in Liber 63, Page 67 of Plats, Wayne County Records.
- 2) The east-west alley, 20 feet wide, lying northerly of and adjoining the northerly line of Lots 49 and 50 and the alley adjoining, and lying southerly of and adjoining the southerly line of Lots 37 through 48, both inclusive "Assessor's Baseline Superhighway Subdivision No. 1 a re-subdivision of Lots 138 to 153 incl., 269 to 272 incl., and vacated alleys of Eureka Gardens-Outer Drive Subdivision No. 1 of part of N.W. ¼ of Section 5 T.1S.,R.11E. City of Detroit, Wayne County, Michigan" as recorded in Liber 63, Page 67 of Plats, Wayne County Records.

Be and the same are hereby vacated as a public rights-of-way and converted into a private easements for public utilities of the full width of the rights-of-way, which easements shall be subject to the following covenants and agreements, uses, reservations and regulations, which shall be observed by the owners of the lots abutting on said rights-of-way and by their heirs, executors, administrators and assigns, forever to wit:

First, said owners hereby grant to and for the use of the public an easement or right-of-way over said vacated public alleys herein above described for the purposes of maintaining, installing, repairing, removing, or replacing public utilities such as water mains, sewers, gas lines or mains, telephone, electric light conduits or poles or things usually placed or installed in a public right-of-way in the City of Detroit, with the right to ingress and egress at any time to and over said easement for the purpose above set forth,

Second, said utility easement or right-of-way in and over said vacated alleys herein above described shall be forever accessible to the maintenance and inspection forces of the utility companies, or those specifically authorized by them, for the purpose of inspecting, installing, maintaining, repairing, removing, or replacing any sewer, conduit, water main, gas line or main, telephone or light pole or any utility facility placed or installed in the utility easement or right-of-way. The utility companies shall have the right to cross or use the driveways and yards of the adjoining properties for ingress and egress at any time to and over said utility easement with any necessary equipment to perform the above mentioned task, with the understanding that the utility

companies shall use due care in such crossing or use, and that any property damaged by the utility companies, other than that specifically prohibited by this resolution, shall be restored to a satisfactory condition,

Third, said owners for their heirs and assigns further agree that no buildings or structures of any nature whatsoever including, but not limited to, concrete slabs or driveways, retaining or partition walls (except necessary line fences or gates), shall be built or placed upon said easement, nor change of surface grade made, without prior approval of the City Engineering Division – DPW,

Fourth, that if the owners of any lots abutting on said vacated alleys shall request the removal and/or relocation of any existing poles or other utilities in said easement; such owners shall pay all costs incidental to such removal and/or relocation, unless such charges are waived by the utility owners,

Fifth, that if any utility located in said property shall break or be damaged as a result of any action on the part of said owners or assigns (by way of illustration but not limitation) such as storage of excessive weights of materials or construction not in accordance with Section 3, mentioned above, then in such event said owners or assigns shall be liable for all costs incidental to the repair of such broken or damaged utility; and

Provided, that the property owners maintain for DTE Energy, full access to their facilities at all times (i.e. gated access with DTE locks at all ends of the easement) and that free and easy access to the DTE facilities is reserved for DTE equipment, including the use of backhoes, bull dozers, cranes or pipe trucks, and other heavy construction equipment, as necessary for the alteration or repair of DTE facilities, and further

Provided, that an easement, the full width of the existing rights-of-way, is reserved for the Detroit Water and Sewerage Department for the purpose of installing, maintaining, repairing, removing, or replacing any sewers, water mains, fire hydrants and appurtenances, with the right of ingress and egress at any time to, and over said easement for the purpose above set forth; and be it further

Provided, that free and easy access to the sewers, water mains, fire hydrants and appurtenances within the easement is required for Detroit Water and Sewerage Department equipment, including the use of backhoes, bull dozers, cranes or pipe trucks, and other heavy construction equipment, as necessary for the alteration or repair of the sewer or water main facilities; and be it further

Provided, that the Detroit Water and Sewerage Department retains the right to install suitable permanent main location guide post over its water mains at reasonable intervals and at points deflection; and be it further

Provided, that said owners of the adjoining property, for themselves, their heirs and assigns, agree that no building or structure of any nature whatsoever, including porches, patios, balconies, etc., shall be built upon or over said easement, or that no grade changes or storage of materials shall be made within said easement without prior written approval and agreement with the Detroit Water and Sewerage Department; and be it further

Provided, that if any time in the future, the owners of any lots abutting on said vacated alleys shall request the removal and/or relocation of the aforementioned utilities in said easement, such owners shall pay all costs incident to such removal and/or relocation. It is further provided that if sewers, water mains, and/or appurtenances in said easement shall break or be damaged as a result of any action on the part of the owner, or assigns, then in such event, the owner or assigns shall be liable for all costs incident to the repair of such broken or damaged sewers and water mains, and shall also be liable for all claims for damages resulting from his action; and be it further

Provided, that if it becomes necessary to remove the paved alley returns at the entrances (into Sunset Avenue, and/or Dean Avenue, and/or Hamlet Avenue) such removal and construction of new curb and sidewalk shall be done under city permit and inspection according to City Engineering Division – DPW specifications with all costs borne by the abutting owner(s), their heir or assigns; and further

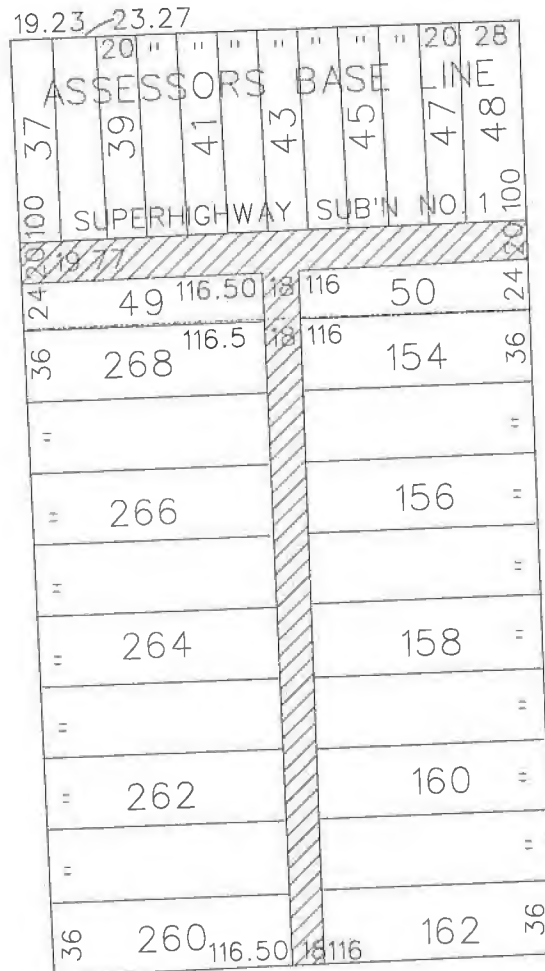
Provided, that the City Clerk shall within 30 days record a certified copy of this resolution with the Wayne County Register of Deeds.

PETITION NO. 416
 NUMBER 1 CAR COMPANY, INC.
 4210 E. 8 MILE RD.
 DETROIT, MICHIGAN 48234
 C/O MIKE SEMMA
 PHONE NO. 248 789-9842



E. 8 MILE RD. 204 FT. WD.

DEAN AVE. 60 FT. WD.



SUNSET AVE. 60 FT. WD.

HAMLET AVE. 60 FT. WD.



- CONVERSION TO EASEMENT

(FOR OFFICE USE ONLY)

CARTO 91 A

B						CONVERSION TO EASEMENT THE EAST/WEST PUBLIC ALLEY, 16 FT. WD. AND THE NORTH/SOUTH PUBLIC ALLEY, 18 FT. WD. IN THE BLOCK BOUND BY SUNSET, HAMLET, DEAN AVE. AND E. 8 MILE RD.	CITY OF DETROIT CITY ENGINEERING DIVISION SURVEY BUREAU	
A							JOB NO. 01-01	
DESCRIPTION							DRWG. NO. X 416	
REVISIONS								
DRAWN BY WLW CHECKED KSM DATE 09-17-18 APPROVED								

City of Detroit
OFFICE OF THE CITY CLERK

Janice M. Winfrey
City Clerk

Vivian A. Hudson
Deputy City Clerk

DEPARTMENTAL REFERENCE COMMUNICATION

Friday, June 22, 2018

To: The Department or Commission Listed Below

From: Janice M. Winfrey, Detroit City Clerk

The following petition is herewith referred to you for report and recommendation to the City Council.

In accordance with that body's directive, kindly return the same with your report in duplicate within four (4) weeks.

PLANNING AND DEVELOPMENT DEPARTMENT DPW - CITY ENGINEERING DIVISION

416 *Number 1 Car Company, INC., request to close alley located near 4210-4236 E
8 Mile Rd.*

NUMBER 1 CAR COMPANY, INC.

06/11/2018

To Whom It May Concern:

Please accept this letter as a request to the City of Detroit from Number 1 Car Company, Inc. to close the alley located directly behind our building. We have recently acquired the property to the east of us at 4236 E 8 Mile Rd , which now makes us the owners of all property on the block between Dean and Sunset.

Our company intends to place a fence around the properties as a whole and would like to close the alley and include that in the fenced in area as well. The closing of this alley would also eliminate the dumping of trash that has always been a nuisance to us and the neighborhood as a whole.

We have attached a letter from the resident located directly next the alley on 20567 Sunset to show her support of the proposed plan to close the alley. We have attached a picture of the property located directly next to the alley on Dean Street. There is no house on that property, just an empty lot where many trees and weeds have taken over.

Thank you for your time in considering our request and we look forward to your response regarding this matter. If you have any questions or concerns feel free to contact me at 586-601-5995 during normal business hours.

Sincerely,

Mazin Magoni
Owner

Mikesemma711@gmail.com.

2018035849 L: 54218 P: 646 WD
02/13/2018 04:40:10 PM Total Pages: 20
Bernard J. Youngblood, Register of Deeds - Wayne County, MI
ELECTRONICALLY RECORDED

MICHIGAN REAL ESTATE TRANSFER TAX

Wayne County County Tax Stamp #471614
02/13/2018

Receipt# 18-28686 L: 54218 P: 646
State Tax: \$412.50 County Tax: \$60.50



WARRANTY DEED

CHIRCO TITLE AGENCY, INC.

26800 Harper Ave., St. Clair Shores, MI 48081

www.chircotitle.com

(586)772-7020

Lawrence Kevin Heintz, the Trustee of the Lawrence Kevin Heintz Trust dated July 19, 1995, as may be amended, whose Affidavit Regarding Trust is attached hereto, Grantor, whose address is 919 Mohegan, Birmingham, MI 48009, conveys and warrants to Number 1 Car Company II, Inc., a Michigan corporation, Grantee, whose address is 4210 E. 8 Mile Rd., Detroit, MI 48234, the premises in the City of Detroit, County of Wayne, State of Michigan, described as:

Lots 4, 45, 46, 47 and 48, ASSESSORS BASE LINE SUPERHIGHWAY SUBDIVISION NO. 1, as recorded in Liber 63, Page 67 of Plats, Wayne County Records.

Commonly known as 4236 E. 8 Mile Rd., Detroit, MI 48234.

For the consideration of Fifty-Five Thousand And No/100 Dollar(s) (\$55,000.00), subject to easements, restrictions and zoning ordinances of record, if any and to the taxes which became a lien on December 31, 2017 under Michigan Public Act 143 of 1995 and which become due and payable after the date of this deed.

Dated February 6, 2018.

Lawrence Kevin Heintz Trust dated July 19, 1995, as may be amended, whose Affidavit Regarding Trust is attached hereto

BY: Lawrence Kevin Heintz - Trustee
Lawrence Kevin Heintz
Trustee

(INTENTIONALLY LEFT BLANK - NOTARY PAGE FOLLOWS)

This is to certify that there are no delinquent property taxes owed to our office on this property or five years prior to the date of this instrument. No representation is made as to the status of any tax liens or titles owed to any other entities.

Receipt: 83421201 Date: 2/13/2018 By: NJ (1)

Eric R. Sabree, Wayne County Treasurer, Detroit, Michigan









2018-06-22

416

416 *Petition of Number 1 Car Company,
INC., request to close alley located
near 4210-4236 E 8 Mile Rd.*

REFERRED TO THE FOLLOWING DEPARTMENT(S)

PLANNING AND DEVELOPMENT DEPARTMENT DPW -
CITY ENGINEERING DIVISION

City of Detroit


CITY COUNCIL

RAQUEL CASTAÑEDA-LÓPEZ
COUNCIL MEMBER
DISTRICT 6

MEMORANDUM

TO: Chief Craig, Detroit Police Department

THRU: Council Member Scott Benson, Public Health and Safety Committee

FROM: Council Member Raquel Castañeda-López 

DATE: June 17, 2019

RE: Emergency Curfew Ordinance

Each year the City passes an ordinance to provide a curfew for minors from 8:00pm on the night of the Detroit Annual Fireworks Display until 6:00am the next morning, restricted to the riverfront area and with important exceptions, such as for free speech activity.

Even with these limits in place, I am concerned about placing these curfew restrictions on minors without a reasonable basis. Please provide any data from the past several years that demonstrates the necessity of continuing with this curfew ordinance, including the number of incidents or altercations caused by minors during the Fireworks event. Are there any plans to phase out this ordinance?

Please contact my office (313) 224-2450 if you have any questions.

Cc: Honorable Detroit City Council
City Clerk
Stephanie Washington, Mayor's Liaison

CITY CLERK 2019 JUN 20 PM 1:38

City of Detroit
CITY COUNCIL
COUNCIL PRESIDENT BRENDA JONES

~~102~~
102

MEMORANDUM

TO: Lawrence Garcia, Corporation Council
Law Department

CC: Honorable Colleagues
Louise Jones, Senior City Clerk

FROM: Council President Brenda Jones *Bj*

DATE: June 25, 2019

RE: Commercial Nuisance Abatement Program

Please draft an ordinance to address the speculation and deterioration of commercial properties through the creation of a Commercial Nuisance Abatement Program.



163

City of Detroit

CITY COUNCIL

MARY SHEFFIELD
PRESIDENT PRO TEMPORE
DISTRICT 5

MEMORANDUM

TO: Mr. David Whitaker, Director, Legislative Policy Division
THROUGH: Council President Brenda Jones
FROM: Council President Pro Tempore Mary Sheffield *MS*
DATE: June 20, 2019
RE: Resolution Designating June 19th as Juneteenth Day in Detroit

On June 19, 1865, more than two years after the signing of the Emancipation Proclamation, enslaved people in the State of Texas were finally notified that they were officially free. Juneteenth serves as a way for African Americans across the United States to collectively celebrate our emancipation from slavery. Therefore, I am requesting that a resolution be drafted to officially designate June 19th as Juneteenth day in the City of Detroit.

Thank you.

Cc: Honorable Colleagues
Hon. Janice Winfrey, City Clerk

CITY CLERK 2019 JUN 20 PM 12:34